



# Providence Square

London, SE1

Asking Price £900,000

A beautiful two-bedroom/bathroom apartment with private North facing balcony located on the second floor. Boasting superb close-up views of the River Thames, as well as the Japanese inspired Water Gardens. Sold with an underground parking space.



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- Two Double Bedroom
- Two Bathrooms
- Private West Facing Balcony
- River Views
- Outstanding 24hr Concierge Service
- Gym Facilities
- Share Of Freehold
- Lift Access



A very well presented two bedroom apartment in a sought after riverside development. The apartment features master bedroom with en-suite, second bedroom, family shower room, built in wardrobes, fully fitted kitchen, exceptionally spacious living room with access to a private balcony overlooking the water garden and River Thames. Further benefits include allocated parking space and no onward chain.

Providence Square resident's benefit from 24 hour concierge, lift, communal gardens and gym facilities.

The development is within close proximity to Shad Thames, Maltby Street, Bermondsey Street, Borough Market, Rotherhithe and St Katharine Docks.

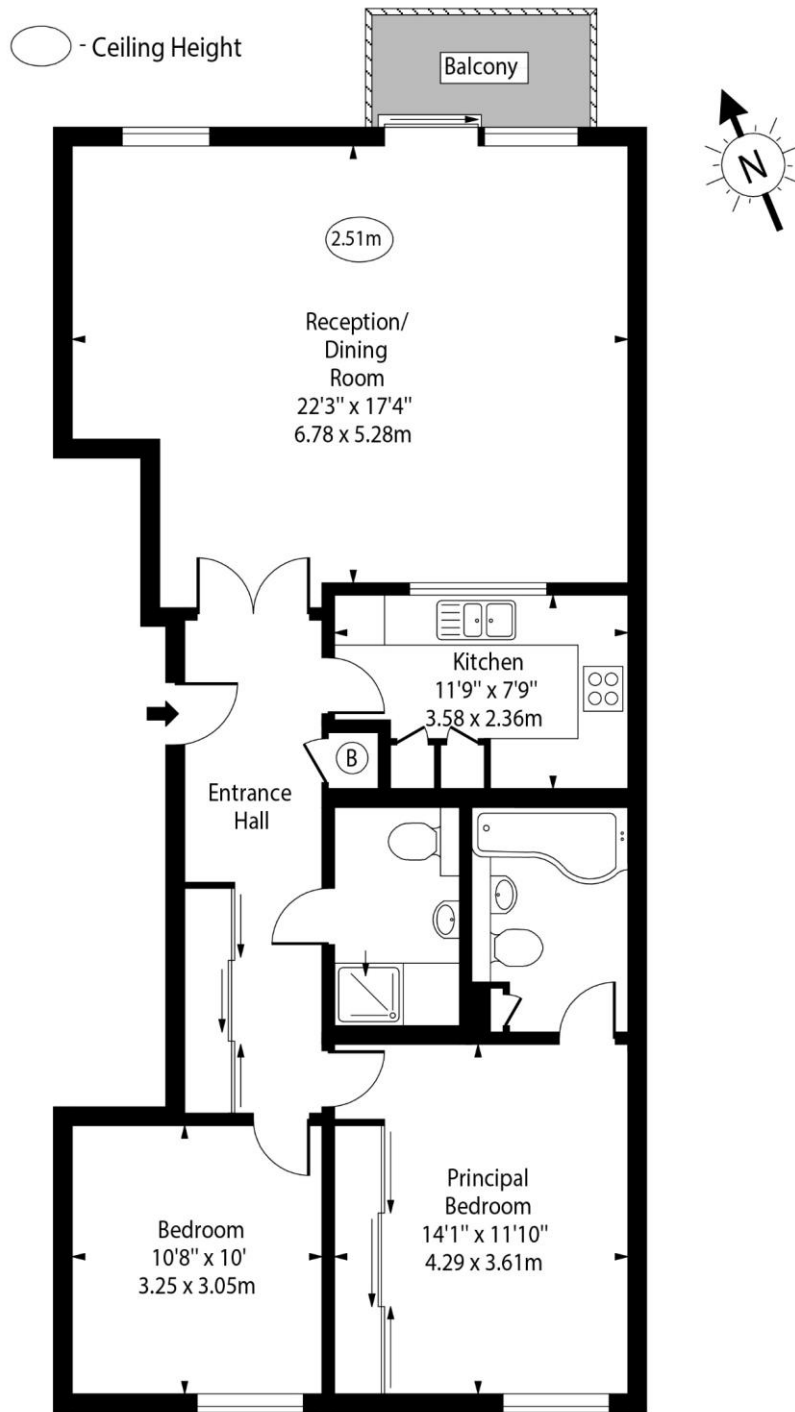
**Tenure:** Share of Freehold 996 years  
**Service Charge:** £4600 p.a  
**Ground Rent:** Peppercorn  
**Local Authority:** London Borough of Southwark  
**Council Tax Band:** G

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		
(69-80)	C	75	76
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

### Chestertons Tower Bridge Sales

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# Providence Square, SE1



Second Floor

Approx Gross Internal Area 1012 Sq Ft - 94.01 Sq M

For Illustration Purposes Only - Not To Scale

