



Monk Street, Westminster
London SW1P

GARTON JONES.COM



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49 Marsham Street Sales +44 (0) 20 7340 0480
London westminster@gartonjones.com
SW1P 3DP www.gartonjones.com

£1,500,000 Leasehold

We are pleased to offer this spacious and bright 2 double bedroom apartment available for sale in this sought after development by Taylor Wimpey. The accommodation comprises of an open plan reception room with full width floor to ceiling windows accessing a balcony, there is a smart kitchen with Siemens integrated appliances, two good size double bedrooms with the master offering an en-suite, there is a luxury guest bathroom suite. Further features include comfort cooling, a utility cupboard and also sold including all furniture and fittings. Residents will benefit from a 24 hour concierge service, fully equipped gym and access to a roof garden with spectacular views of the London skyline. Monck Street is extremely convenient for access to many of the renowned local landmarks which include the Houses of Parliament, Westminster Abbey, Tate Britain Gallery and the River Thames. There are an abundance of amenities and restaurants close by such as Osteria dell'Angolo, The Cinnamon Club, Visconti of Westminster (Italian Fine Dining & Cocktail Bar), the Ivy Bar and Grill and Yaatra based in the Old Westminster Fire Station. You are just a short walk away from the Chelsea College of Arts and St Johns Smith Square Concert Halls offering a variety of classical musical performances. The local transport links of Victoria Station is nearby providing mainline UK services including the Gatwick Express as well as the underground services of Victoria, Pimlico, St James Park and Westminster.

Guide Price: £1,500,000

Council Tax Band F (London Borough of Westminster)
Long Leasehold: 990 Years Remaining
Service Charge: £9945 Per Annum
Ground Rent: £500 Per Annum
EPC B (88)

- Well Presented 2 Bedroom Apartment
- 906 Square Feet (84.2 Sq. M)
- 4th Floor (Lift)
- Reception Room With Access to a Winter Garden Balcony
- Modern Open Plan Integrated Kitchen
- 2 Luxury Bathrooms (En-Suite)
- 24 Hour Concierge
- Secure Underground Parking Available (Permit £330 Per Annum)
- Residents Gym & Roof Garden with Spectacular Views
- Moments from Local Amenities Including Shops & Restaurants



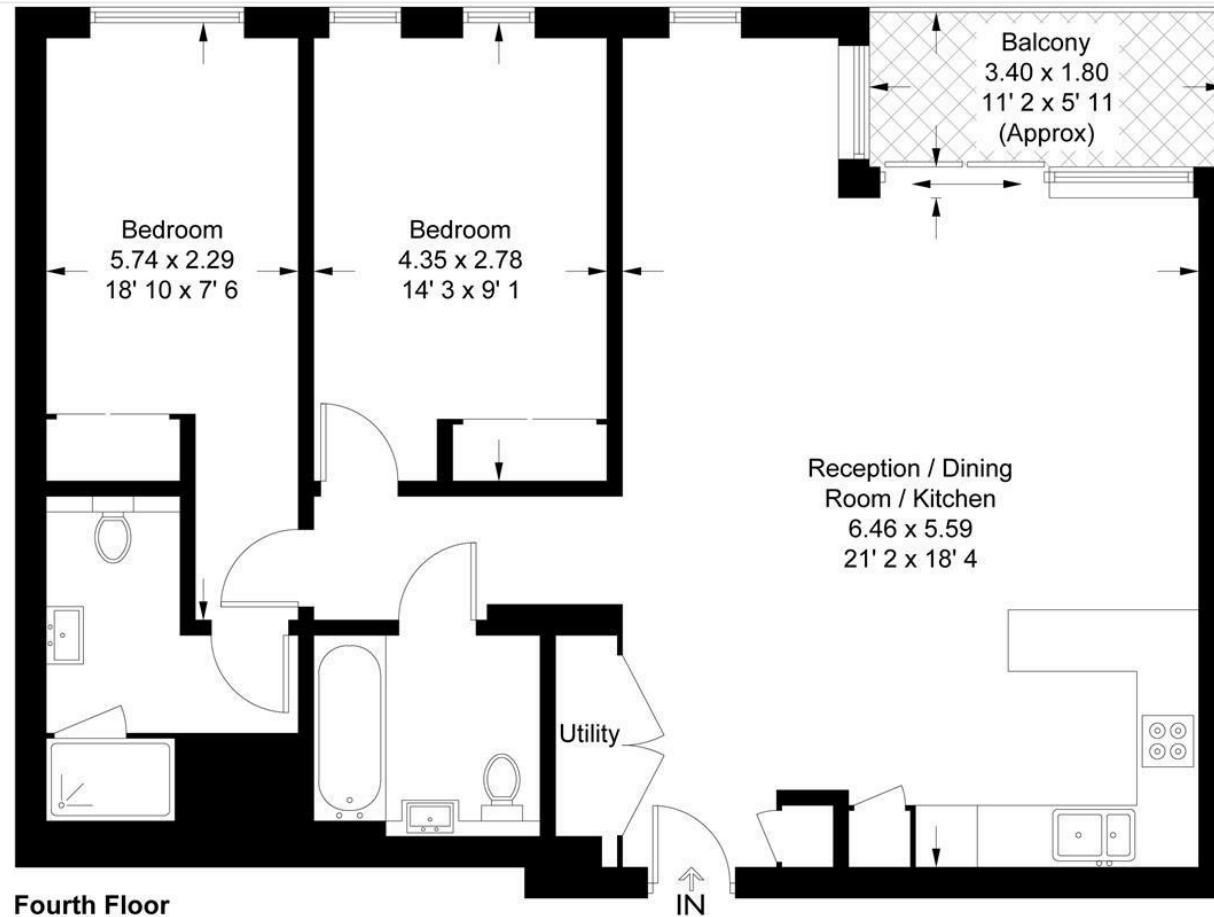
EPC certificate available on request.

Rosamond House

Approximate Gross Internal Area = 906 sq ft / 84.2 sq m

Balcony = 66 sq ft / 6.1 sq m

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This plan is not to scale and must be used as layout guidance only. All measurements and areas are approximate and should not be relied upon to provide accurate information. This plan must not be relied upon when making property valuations, design considerations or any other such relevant decisions. We accept no responsibility or liability (whether in contract, tort or otherwise) in relation to any loss whatsoever arising from or in connection with any use of this plan or the adequacy, accuracy or completeness of it or any information within it.



