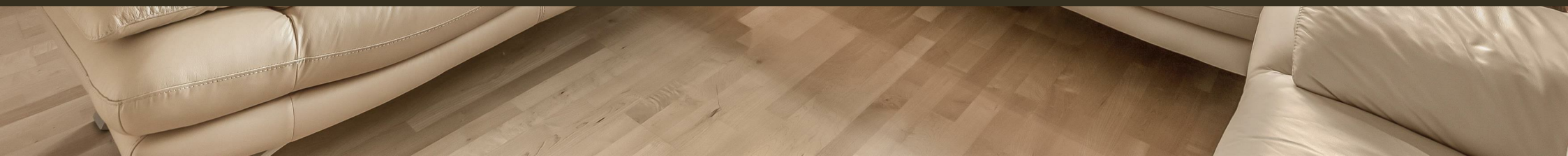




Monck Street, Westminster
London SW1P

GARTON JONES.COM



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£750,000 Leasehold

We are pleased to offer this well presented 2 bedroom apartment located on the 6th floor of this modern development in the heart of Westminster. This bright and spacious property is sold with vacant possession and comprises of an open plan modern integrated kitchen, a dual aspect reception room with large floor to ceiling windows and access to a private balcony over looking Monck Street. There are two double bedrooms both with fitted wardrobes with the master benefiting from an en-suite and a further guest bathroom. Other features include ample storage, comfort cooling and a secure underground parking space. Residents benefit from a 24 hour concierge service and a lift to all floors. Monck Street is just a short walk from the renowned local landmarks which include the Houses of Parliament, Westminster Abbey and the Tate Britain Gallery. Local transport services include Pimlico, Victoria and Westminster and the Thames Clipper which are all within walking distance. St Johns Smith Square Concert Halls is close by offering a variety of classical musical performances.

Council Tax Band G (London Borough of Westminster)
EPC Rating: C (76)
Long Leasehold: 975 Years Remaining
Service Charges: £6322 Per Annum (Including Sinking Fund Contribution)
Ground Rent: £350 Per Annum

- 2 Bedroom Apartment
- 811 Square Feet (75.3 Sq.M)
- Dual Aspect Reception Room
- Separate Modern Integrated Kitchen
- 2 Bathrooms (1 En-Suite)
- Balcony
- Sold With Vacant Possession
- 24 Hour Concierge & Secure Underground Parking
- Close to Local Shopping Facilities
- Moments From The Transport Services of St James` Park, Westminster & Pimlico

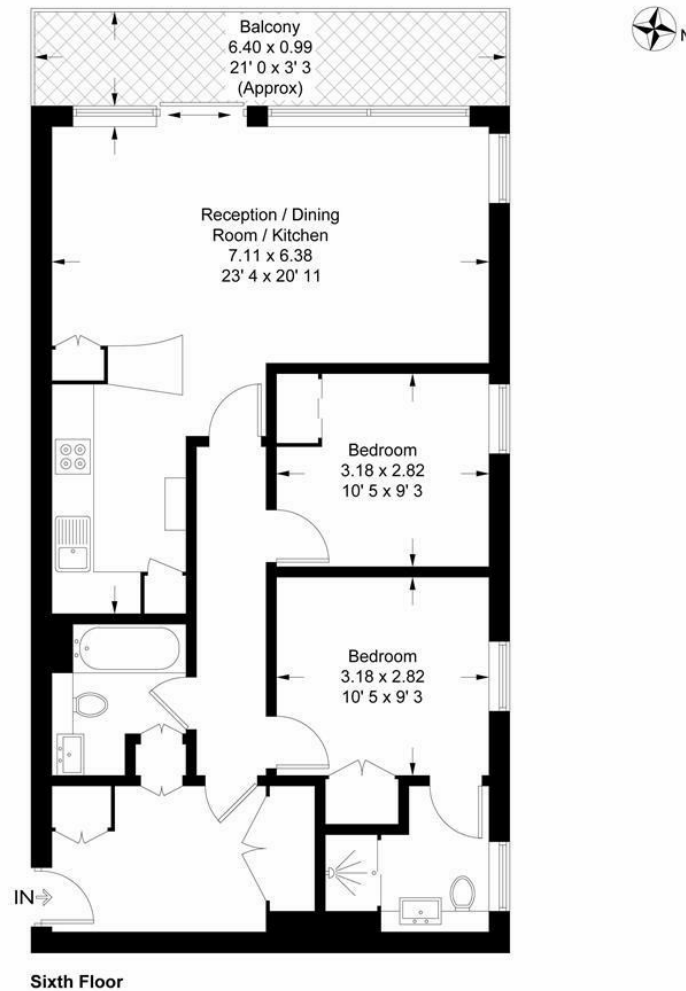


EPC certificate available on request.

Bentinck House

Approximate Gross Internal Area = 811 sq ft / 75.3 sq m
Balcony = 68 sq ft / 6.3 sq m

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LONDON



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.



