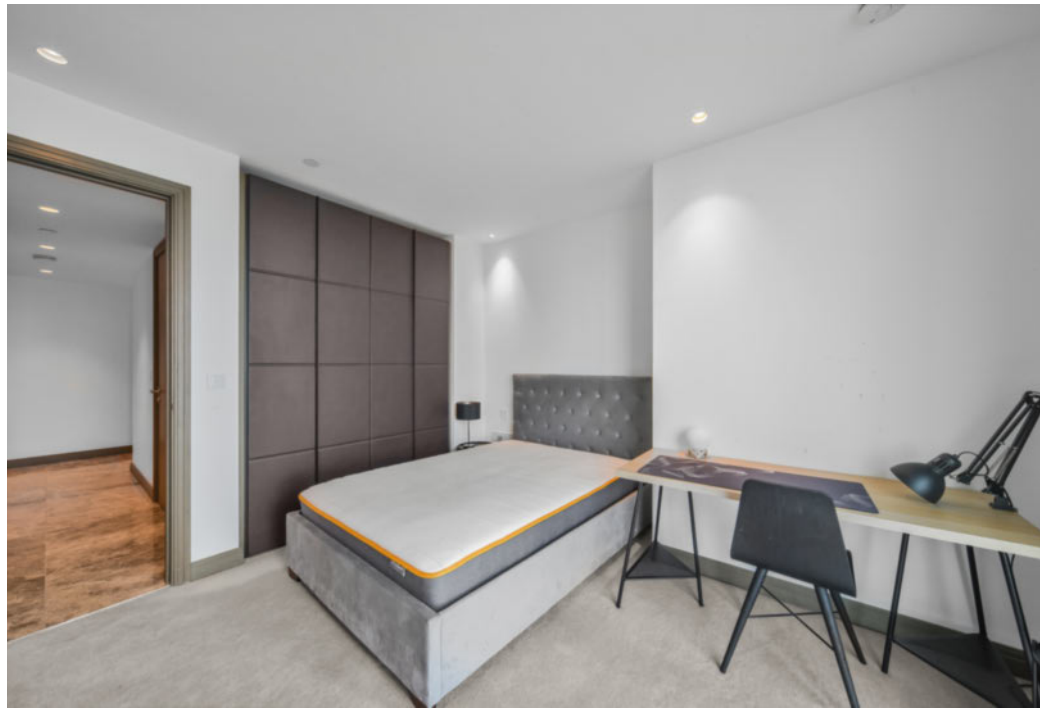




One Blackfriars, Blackfriars Road, Southwark, SE1

Asking price **£2,500,000** | Leasehold



One Blackfriars, Blackfriars Road, Southwark, SE1



2 Bedrooms



2 Bathrooms



1 Reception



Private Winter Garden



Parking



24-Hour Concierge



Gym, Pool & Spa



Prime Location



0.3 MI Southwark

A stunning two bedroom, two bathroom apartment with a large wrap around winter garden and parking in One Blackfriars. The open-plan living features reflective marble flooring, underfloor heating, comfort cooling, full height glazing and a modern kitchen with luxury appliances and a breakfast bar. The master bedroom has a dressing room with plenty of wardrobe space and en suite bathroom and the second bedroom is served by a shower room. Both bedrooms have access to the sky garden. There is a utility room plus additional storage in the entry hall.

The development offers 24-hour bespoke concierge services and access to a luxury gym, swimming pool & spa, as well as a cinema room, private wine cellar and the

32nd floor executive lounge.

The area surrounding One Blackfriars has a great selection of amenities and cultural attractions such as the Tate Modern and the Royal Festival Hall which play host to a wide variety of events throughout the year. The SEA LIFE London Aquarium and London Eye are within walking distance providing ideal places for families to enjoy. The development is located near Southwark Underground station (Jubilee line), Blackfriars Underground Station (Circle and District lines) and Blackfriars Station (Thameslink and southeastern services) providing a range of valuable transport links for commutes towards key destinations across the Capital.

Tenure: Leasehold (993 years remaining)

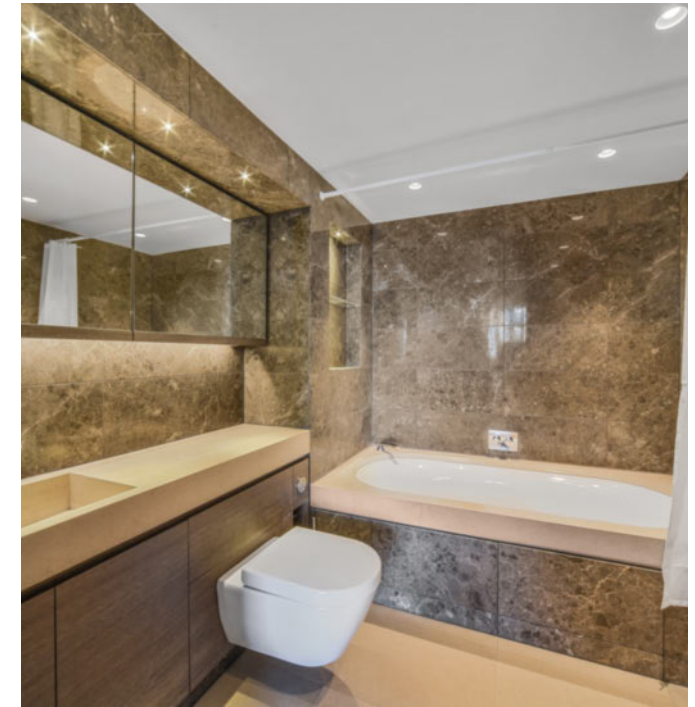
Local Authority: Southwark Council

Ground Rent: £750 p.a.

Council Tax Band: G

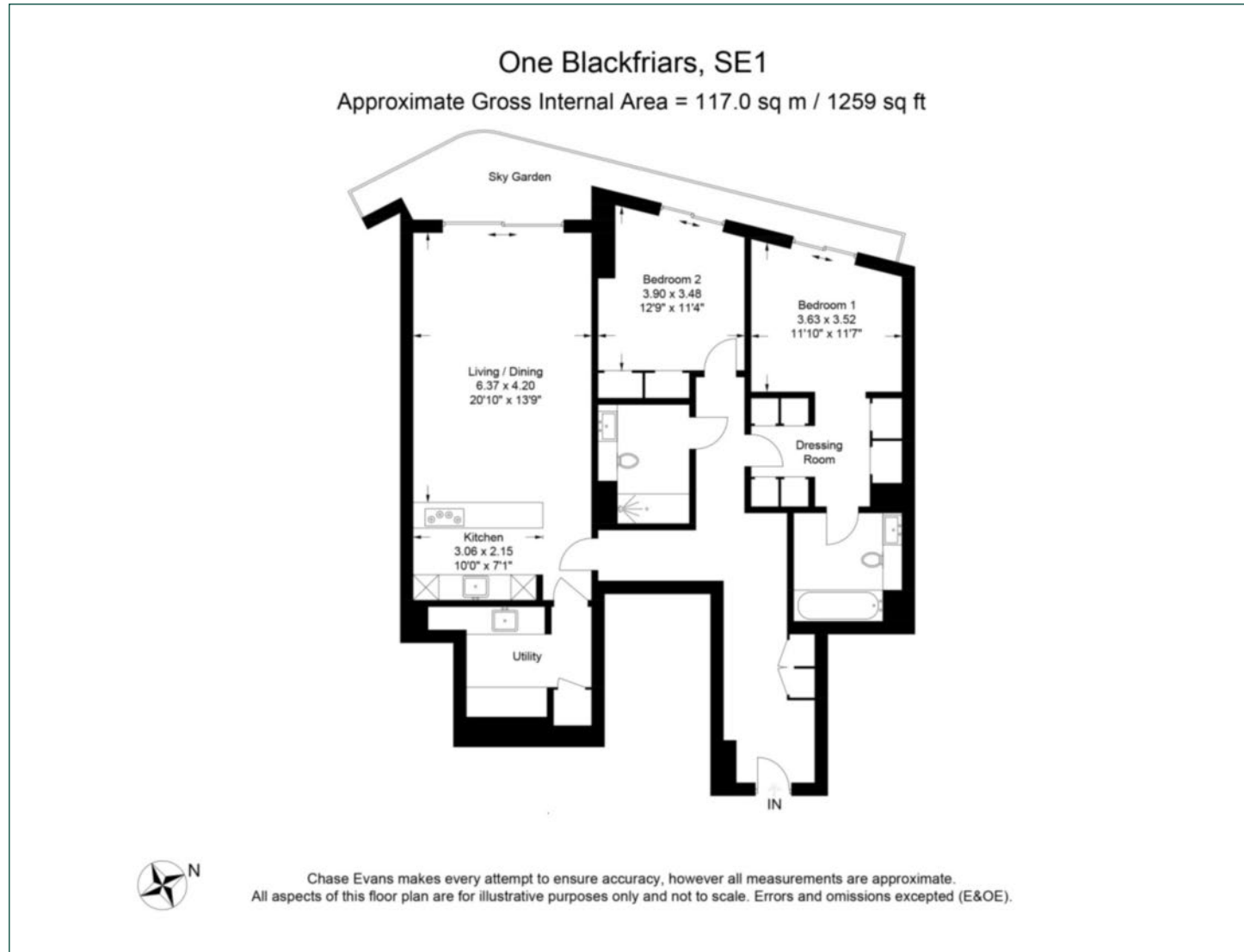
Service Charge: £22,841 p.a.

EPC: B



Floorplan

1,259 sq ft | 117 sq m



Elephant & Castle

One The Elephant, 5 St Gabriel Walk, London, SE1 6FA

Sales

020 3869 2898 | eandc.sales@chaseevans.com

We're here to help.

IMPORTANT NOTICE - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.

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