



## Viaduct Gardens, , London, SW11 7EQ

- Luxury 2 Bedroom
- Private Balcony
- Spa & Swimming Pool
- 807 sqft
- Zone 1
- 2 Bathroom
- Residential Gym
- 24 Hour Concierge
- Cinema room
- Close to Vauxhall Station

**Asking Price £1,150,000**



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## DESCRIPTION

Welcome to Viaduct Gardens, a charming apartment located in the heart of London. This delightful property boasts a spacious reception room, perfect for entertaining guests or simply relaxing after a long day. With two cosy bedrooms, you'll have plenty of space to unwind and recharge.

The apartment features two modern bathrooms, ensuring convenience and comfort for you and your guests. Spanning across 807 sq ft, this property offers a generous living space that is both inviting and versatile.

Situated in a prime location in London, Viaduct Gardens provides easy access to all the amenities and attractions the city has to offer. Whether you're looking to explore the vibrant nightlife, indulge in world-class dining, or simply enjoy a leisurely stroll in the nearby parks, this apartment is the ideal base for your urban lifestyle.

Don't miss out on the opportunity to make Viaduct Gardens your new home. Book a viewing today and experience the best of London living in this lovely apartment.

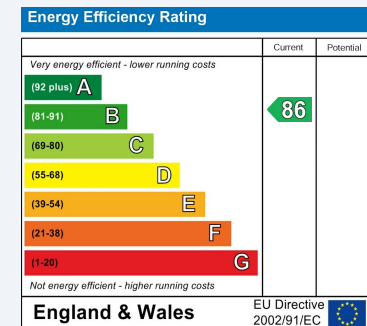






## ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

**THINKING OF SELLING?** If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.

### Viewings

Please contact [towerbridge@hunters.com](mailto:towerbridge@hunters.com), if you wish to arrange a viewing appointment for this property or require further information.

### Valuations

For a valuation of your property, please email the team with your property details, contact information and the times you are available.



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