





KEY FEATURES

- Stunning duplex apartment on the 32nd & 33rd floors
- Three Double Bedrooms
- Three Bathrooms
- Guest WC
- Residents facilities including Gym & Swimming Pool
- 24/7 Porters

Available immediately, this spectacular three bedroom duplex apartment is situated on the 32nd & 33rd floors of Southbank Tower. Offering stunning, uninterrupted views of the city the apartment further benefits from double-height ceilings, full-height windows, and a high-spec kitchen with open-plan living space perfect for entertaining.

All bedrooms are generously sized with fitted wardrobes. The principal suite includes a spacious en-suite with his & hers basins, walk-in showers, and a freestanding bathtub with city views.

Residents benefit from a 24-hour concierge, private gym, pool, steam room, and sauna. Additional amenities include a residents' lounge, business centre, cinema, roof terrace, and high-speed lift access. Located on London's South Bank, just moments from The Royal Festival Hall, Globe Theatre, and Sea Containers. A short walk to Covent Garden, Soho, and Oxford Street.

Transport links include Southwark (0.4 mi), Blackfriars (0.4 mi), Waterloo East (0.5 mi), City Thameslink (0.6 mi), and Temple (0.7 mi).



3 BEDROOM



3 BATHROOM





ACCOMMODATION

Open-plan living/dining/kitchen

Winter garden

Principal bedroom with ensuite bathroom

Another bedroom with ensuite bathroom

A bedroom or study

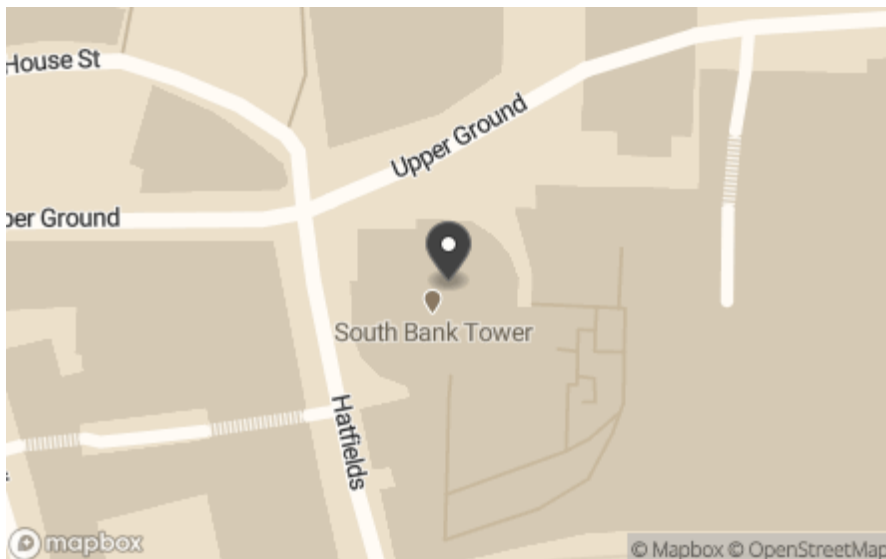
A separate bathroom

Guest cloakroom / WC

A storeroom

LOCATION

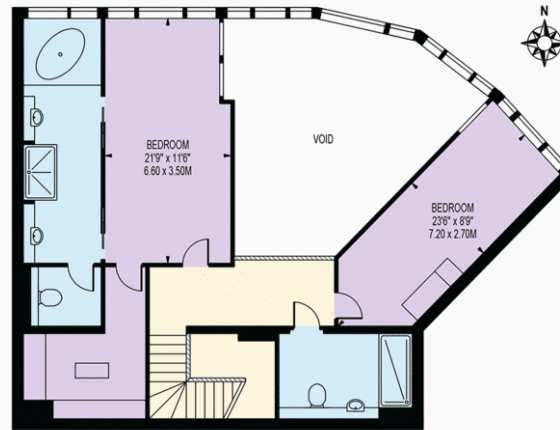
Southbank Tower, 55 Upper Ground, SE1 9HE sits on the South Bank, close to the Thames and the cultural core of SE1. Nearest Tube stations include Southwark and Blackfriars, with Waterloo also within easy reach for national rail connections.



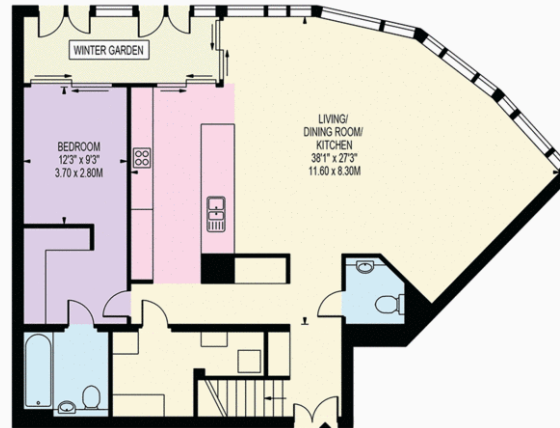


SOUTHBANK TOWER

APPROXIMATE GROSS INTERNAL FLOOR AREA: 2375 SQ FT - 220.64 SQ M
(INCLUDING WINTER GARDEN & EXCLUDING VOID)



THIRTY THIRD FLOOR



THIRTY SECOND FLOOR
FOR ILLUSTRATION PURPOSES ONLY

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**BEAUCHAMP
ESTATES**

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TERMS

Price: £3,500 per week

Council Tax Band: H

Viewing: By appointment only

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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		
(69-80)	C		
(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	

