



35 Peninsula Heights

93, Albert Embankment, London SE1 7TY

£3,400,000 Share of Freehold



35 Peninsula Heights - Features



- Share of Freehold
- 4 Double Bedrooms
- 3 Bathrooms
- 2 Receptions
- Direct River Views
- 2296 Sq. Ft
- 2 Balconies
- 2 Parking Spaces
- 24 Hour Concierge
- Residents Gym
- Sauna

Welcome to Peninsula Heights.

A rare opportunity to purchase this fantastic apartment which is situated on the 10th floor of this sought after development, enjoying stunning views of London from every room with accommodation in excess of 2200 Square Feet.

A well-presented four-bedroom apartment comprising a spacious and welcoming entrance hallway leading to an open plan reception and dining space with large windows framing the River Thames with views towards Westminster's iconic landmark Big Ben.

The separate kitchen is well equipped with plenty of storage and a large terrace offers the perfect spot to enjoy the view.

The generous master bedroom boasts a picture-perfect outlook, with built in wardrobes and a large en suite with separate bath and shower. The second bedroom is also en suite and offers a different view of the river winding west towards Battersea Power Station. There are two further bedrooms, both of which enjoy views of the Shard and City skyline, in addition to a second south facing terrace and a separate shower room.

Peninsula Heights is a desirable riverside building, offering superb 24-hour concierge service, security and a residents' gym and sauna. This apartment also comes with the added convenience of two secure parking spaces and a freehold share.

Peninsula Heights occupies an enviable position on Albert Embankment, close to Pimlico, Westminster and London's bustling South Bank with a range of attractions and amenities.

With excellent transport links from Vauxhall, (0.3 miles) and Waterloo (1.4 miles), both of which offer regular overground and underground services, Peninsula Heights is ideally located for easy access both in and out of London.



Living Room



Through Receptions



View to East



Galley Kitchen



Dinning Room





Master Bedroom

4 Double Bedrooms

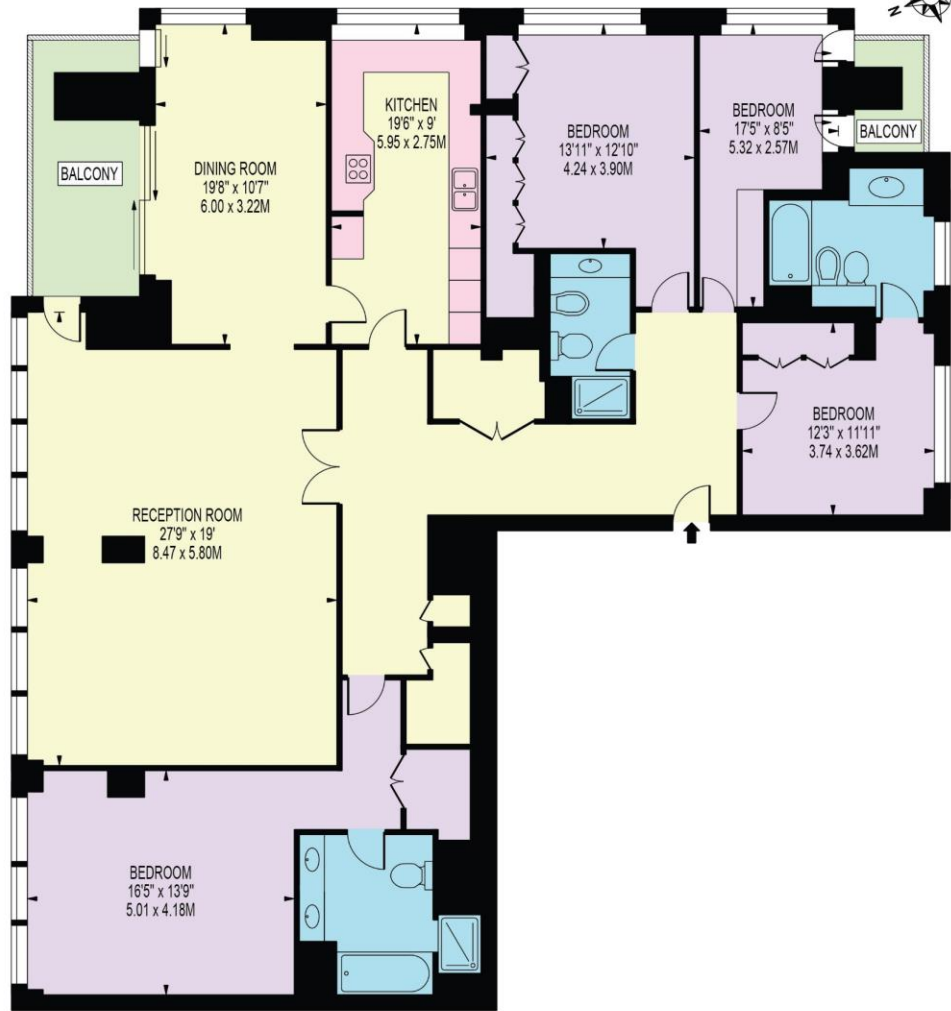


3 Bathrooms, including 2 en-suites



PENINSULA HEIGHTS

APPROXIMATE GROSS INTERNAL FLOOR AREA: 2296 SQ FT - 213.27 SQ M



FOR ILLUSTRATION PURPOSES ONLY

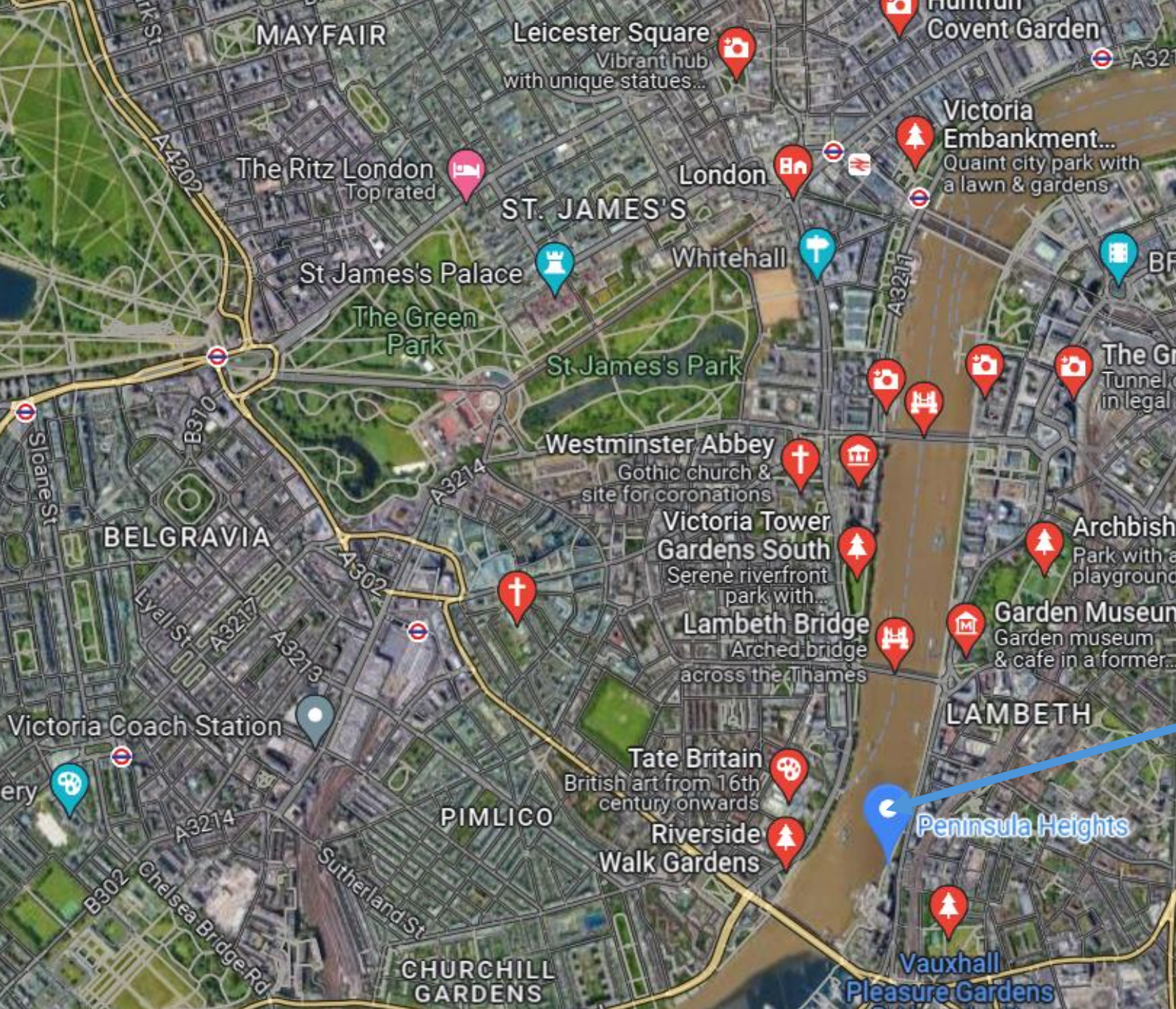
THIS FLOOR PLAN SHOULD BE USED AS A GENERAL OUTLINE FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE IN WHOLE OR IN PART AN OFFER OR CONTRACT. ANY INTENDING PURCHASER OR LESSEE SHOULD SATISFY THEMSELVES BY INSPECTION, SEARCHES, ENQUIRIES AND FULL SURVEY AS TO THE CORRECTNESS OF EACH STATEMENT. ANY AREAS, MEASUREMENTS OR DISTANCES QUOTED ARE APPROXIMATE AND SHOULD NOT BE USED TO VALUE A PROPERTY OR BE THE BASIS OF ANY SALE OR LET.

Balcony



Hallway





Peninsula Heights



Energy performance certificate (EPC)

Flat 35 Peninsula Heights
93, Albert Embankment
LONDON
SE1 7TY

Energy rating

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Valid until: **30 August 2026**

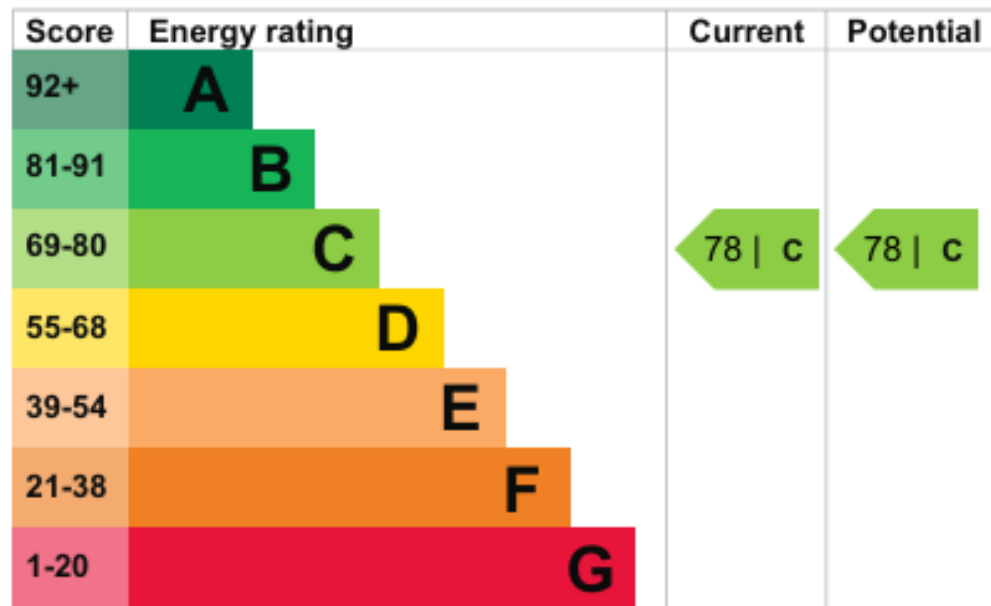
Certificate number: 8204-6904-0629-7777-2863

Property type

Mid-floor flat

Total floor area

234 square metres



- Virtual Tour link:
- <https://view.ricoh360.com/9b5d1361-9a94-4fc0-8d71-d31a7d68997f/0052a122-afd6-4f86-b122-17357be54969>
- Local Authority: Lambeth
- Council Tax: Band H
- Ground Rent: £800 Per Annum
- Share of Freehold with 999 year lease from 01/04/2000 expiring 31/03/2999
- Service Charge: £7079.53 per quarter



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