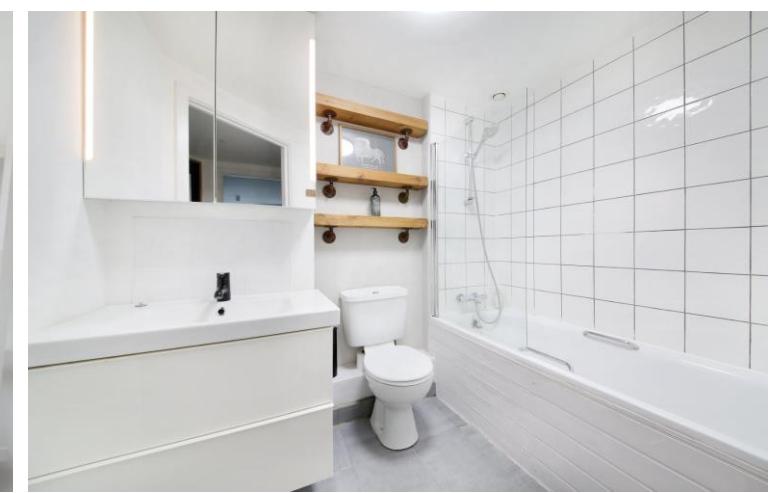




Queenstown Road  
London, SW11

CHESTERTONS





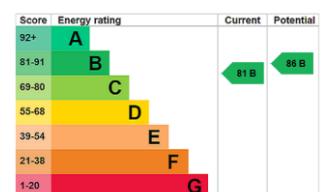
Immaculately presented two-bedroom apartment on the 5th floor of this prestigious modern development.

The apartment consists of a well-proportioned open plan living room/ kitchen with a fantastic balcony off the living area that's accessed by floor to ceiling sliding glass doors that flood the room with natural light. The bedrooms are both good-sized double rooms with plenty of room for additional storage and furnishings. The apartment stretches to over 629sq ft of internal space, it has been designed and fitted out to a high standard.

The development benefits from excellent amenities that include a lift, a 24-hour concierge service and a well-maintained communal courtyard. Ideally located just moments from Battersea Park, Chelsea Bridge and the river and is within proximity of the fashionable Kings Road, Battersea Park mainline station, Northern line underground and Battersea Power Station with the great transport, eatery, and commercial options.

- Two Bedroom
- Private Balcony
- Great condition
- 5th floor
- Amazing Location

Asking Price £650,000



**Tenure:** Leasehold 116 years 11 months

**Service Charge:** £3,700 Per Annum

**Ground Rent:** £250 Per Annum

**Local Authority:** Wandsworth Council

**Council Tax Band:** F

*Chestertons Battersea Park & Nine Elms Sales*

62-64 Battersea Bridge Road

London

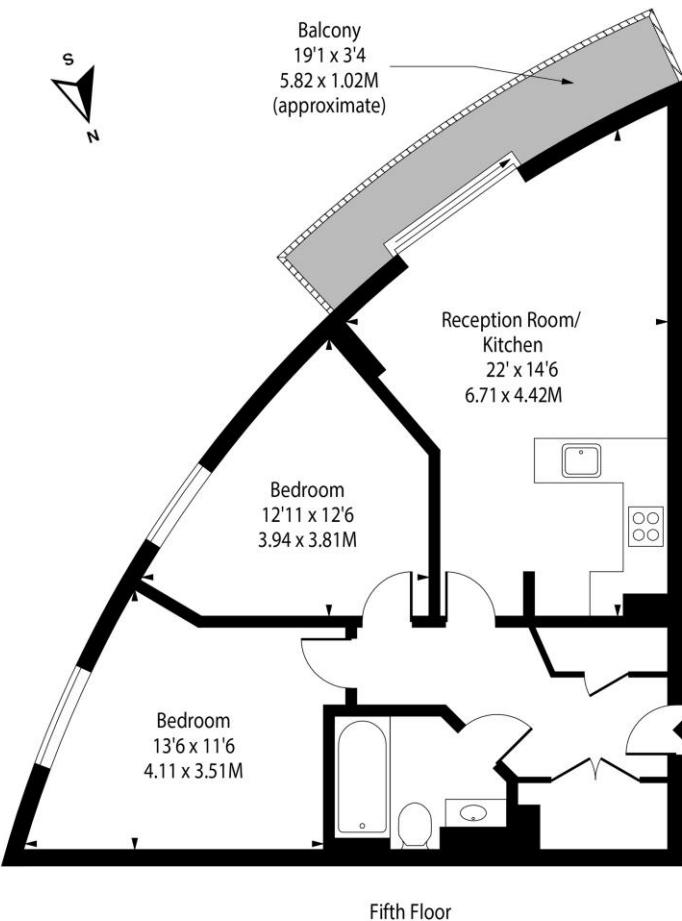
SW11 3AG

batterseapark@chestertons.co.uk

0203 040 8700

chestertons.co.uk

## Burnelli Building, SW11



Fifth Floor

Approx Gross Internal Area

Includes Limited Use Area - 9 Sq Ft

Drawn in Accordance with IPMS 3B: Residential  
Illustration For Identification Purposes Only - Not to Scale  
[www.homespacestudio.co.uk](http://www.homespacestudio.co.uk) - Ref. No. 53808

**629 Sq Ft - 58.44 Sq M**



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