



## 8 Casson Square, London, SE1 7GU

**£815 Per Week**

A ONE BEDROOM APARTMENT FOR RENT IN THE ICONIC 8 CASSON SQUARE, SOUTHBANK PLACE LOCATED ON THE LANDMARK SOUTH BANK

This apartment is located on the 12th floor of this 30 storey tower designed by Patel Taylor next to the London Eye and adjacent to Westminster. Bars, restaurants and cafe's are all a stroll away.

A residents health club is located in the basement of the building including an infinity pool, gym, spa and treatments rooms, 24 hr concierge, a residents screening room and stunning lounges to relax or work from.

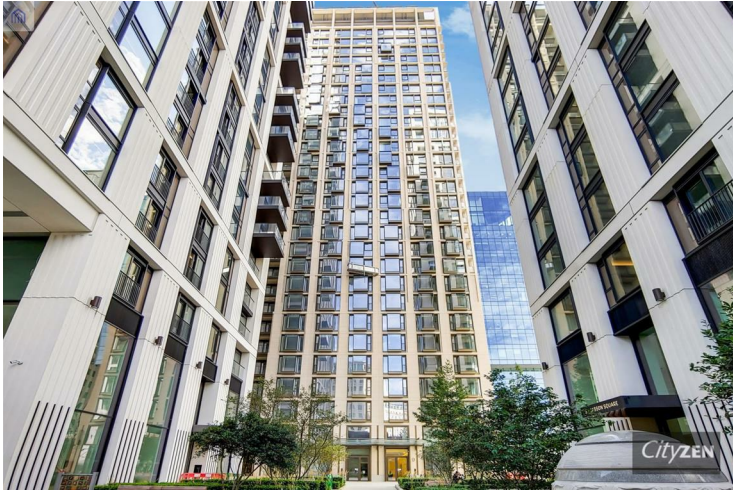
This apartment is larger than most and comprises over 650 square foot with South facing views. The luxury and interior designed space includes a large reception room, separate modern fully fitted kitchen, double bedroom, winter garden and five star hotel style bathroom. The apartment is also fitted with a cooling system for those hot summer days.

Furnished to a very high standard.

PROPERTY AVAILABLE FROM NOW

- AVAILABLE FROM NOW
- 1 BEDROOM APARTMENT
- WINTER GARDEN
- FULL RESIDENTS AMENITIES
- PART OF SOUTH BANK PLACE
- OVER 650 SQUARE FEET
- SEPARATE KITCHEN
- 12TH FLOOR
- LUXURY FURNISHINGS
- WATERLOO STATION BELOW BUILDING

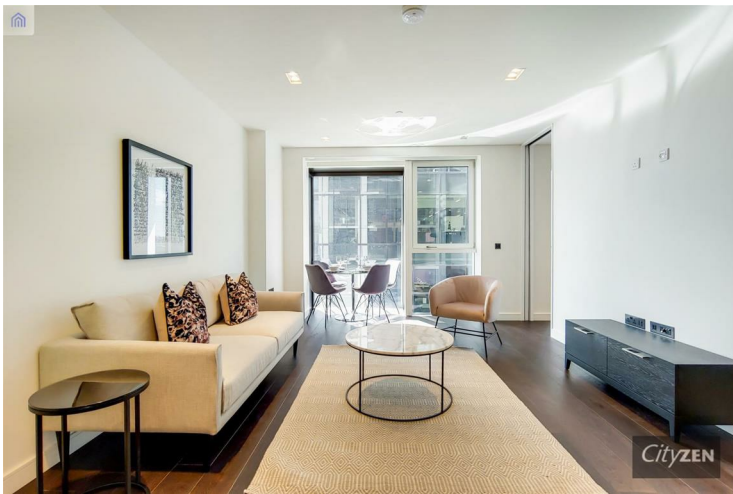
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CASSON SQUARE



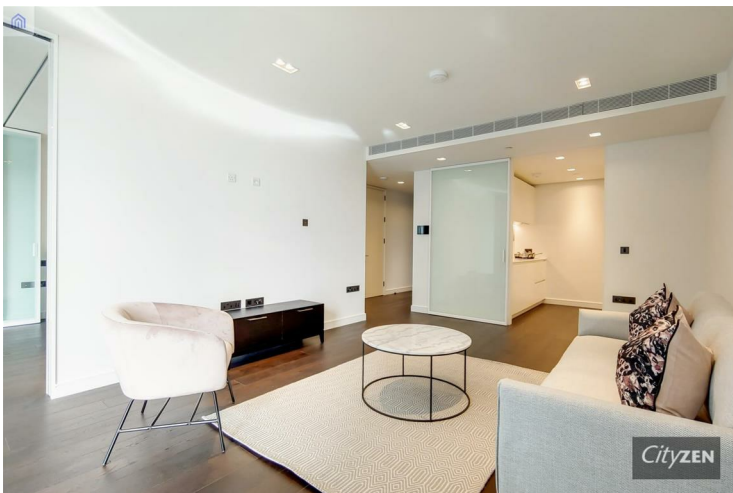
DINING AREA WITH A VIEW



RECEPTION ROOM



KITCHEN

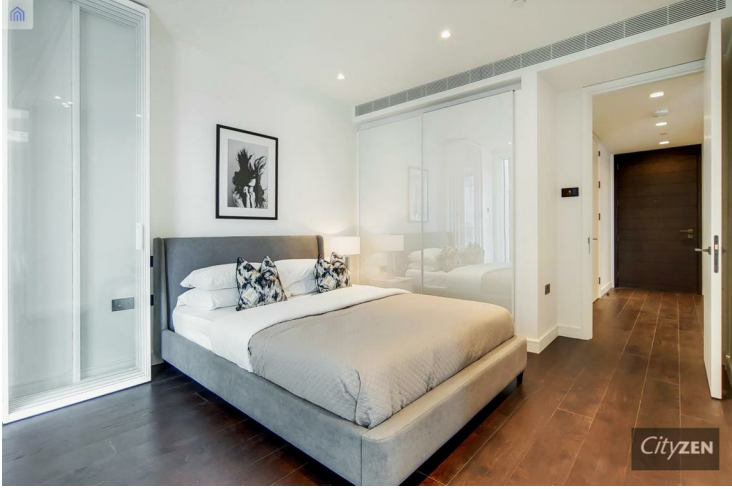


RECEPTION ROOM



BEDROOM

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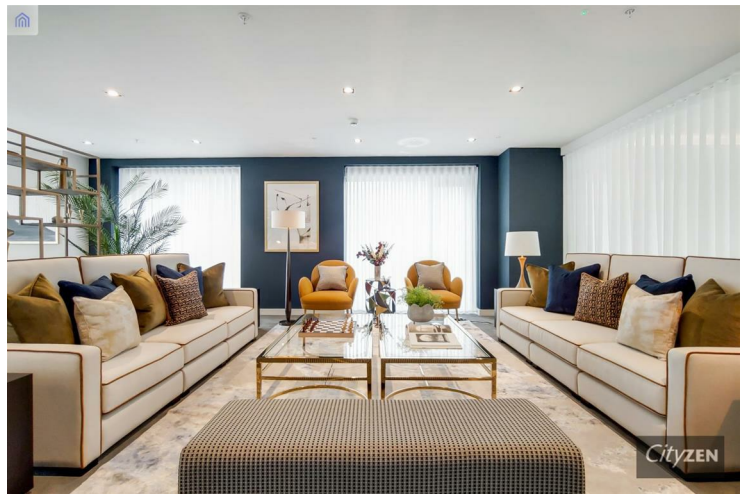
**BEDROOM**



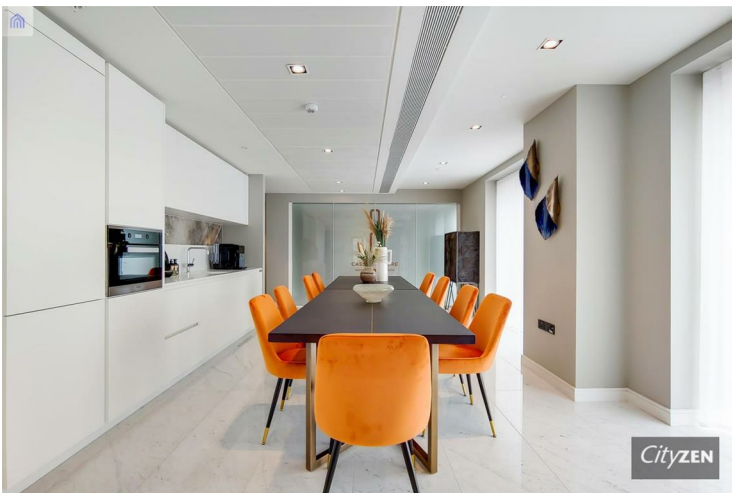
**RESIDENTS LOUNGE/WORK AREA**



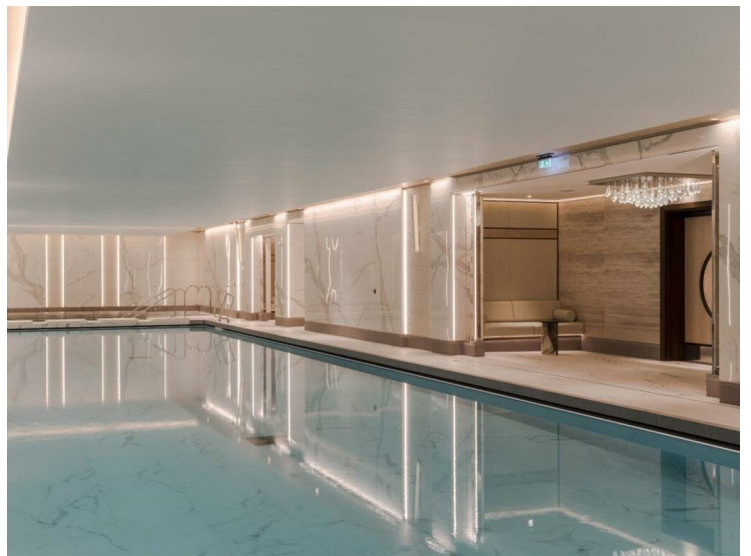
**SHOWER ROOM**



**RESIDENTS LOUNGE/WORK AREA**



**RESIDENTS ENTERTAINING SPACE**



**RESIDENTS POOL**

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RESIDENTS GYM



**GROSS INTERNAL MEASUREMENTS**  
The footprint of the property  
60.83 sqm / 654.77 sqft

**NET INTERNAL AREA (NIA)**  
Excludes walls and external features  
Includes voids and restricted head height  
57.01 sqm / 613.65 sqft

**EXTERNAL STRUCTURAL FEATURES**  
Balconies, terraces, verandas, etc.  
0.00 sqm / 0.00 sqft

**RESTRICTED HEAD HEIGHT**  
Limited use area under 1.5m  
0.00 sqm / 0.00 sqft

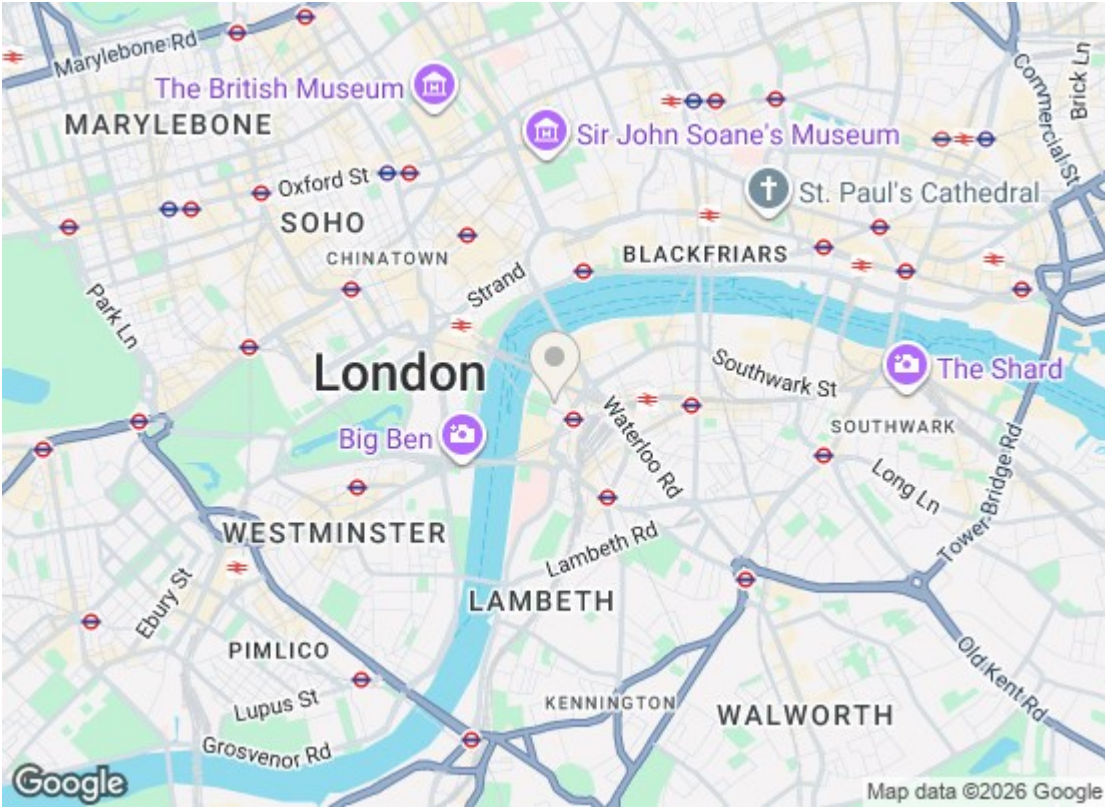
spec Verified

RICS Certified Property Measurer

Spec Verified floor plans are produced in accordance with Royal Institution of Chartered Surveyors' Property Measurement Standards. Plots and gardens are illustrative only and excluded from all area calculations. Due to rounding, numbers may not add up precisely. All measurements shown for the individual room lengths and widths are the maximum points of measurements captured in the scan.

IPMS 2B RESIDENTIAL: 60.83 sqm / 654.77 sqft  
IPMS 2B NON-RESIDENTIAL: 57.01 sqm / 613.65 sqft

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>	85	85
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
EU Directive 2002/91/EC		
Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
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(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
EU Directive 2002/91/EC		

We have prepared these property particulars as a general guide to a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floorplans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts.