

## 8 New Union Square London

An exceptional two bedroom split level apartment situated within the luxurious Capital Building. Embassy Gardens is a stunning development situated in the heart of the Nine Elms regeneration area and located only a stone's throw away from the US embassy.

This beautiful property comprises of two double bedrooms, one en suite bathroom, a family bathroom and WC, open plan kitchen/reception room, and a private patio area. Finished to the highest standard the property incorporates walnut parquet style flooring, 'silk feel' carpeting and fully integrated appliances.

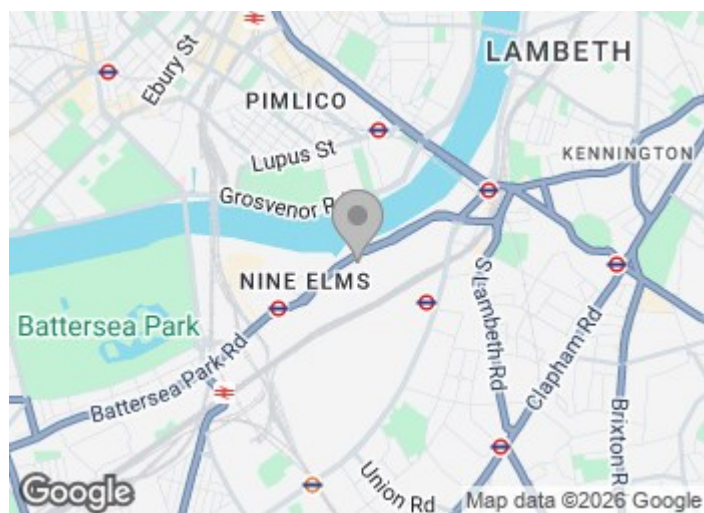
Residents will benefit from excellent public transports links and outstanding communal facilities including a fitness centre and residents library.

**£1,100 Per Week**

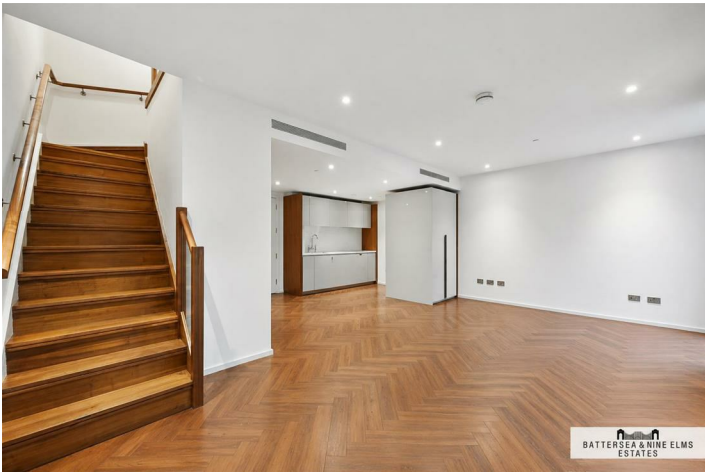
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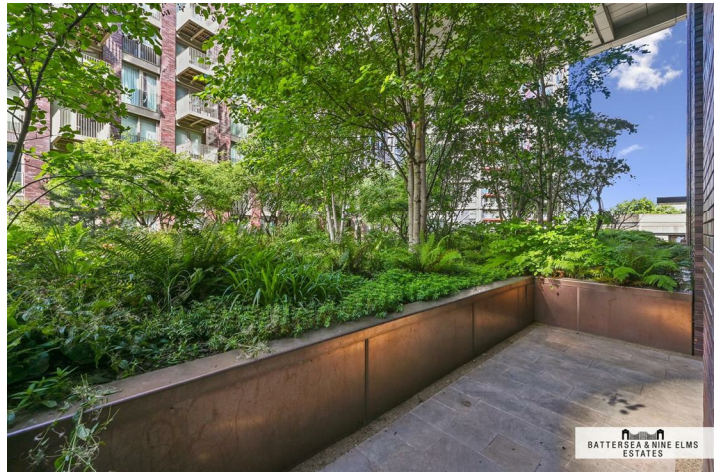
- 24 Hour concierge
- Residents gym & swimming pool
- Moments to Vauxhall Station & Battersea Power Station
- Separate WC
- Outdoor terrace
- Unfurnished
- Duplex



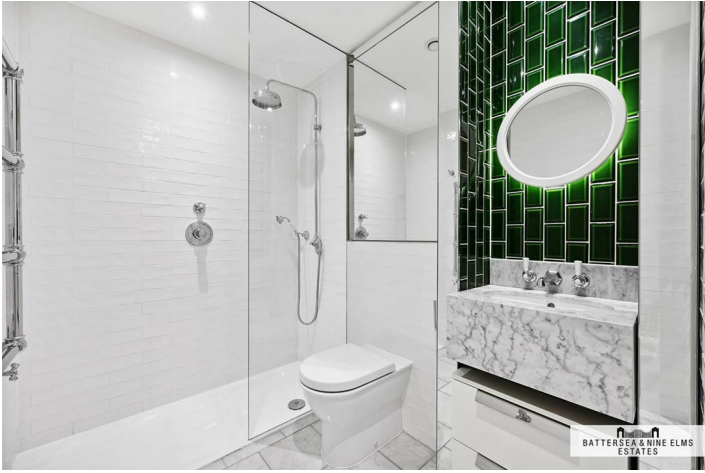
[Directions](#)



BATTERSEA & NINE ELMS  
ESTATES



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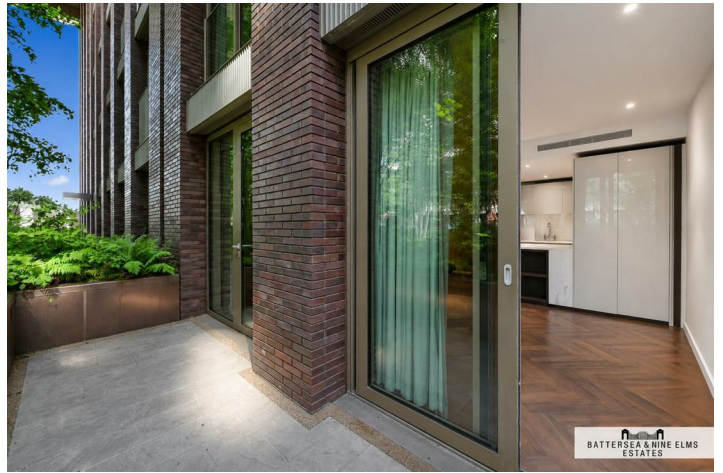
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Floor Plan

**Captial Building,  
Embassy Gardens, SW11**  
Approximate Gross Internal Area  
82.6 sq m / 889 sq ft

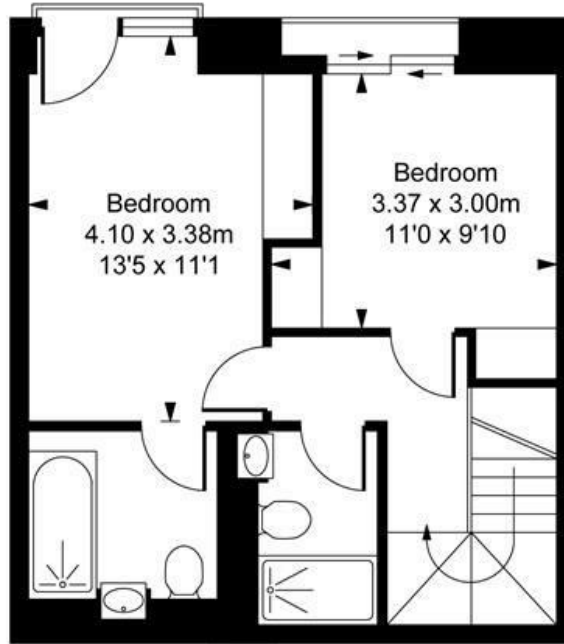


ILLUSTRATION FOR IDENTIFICATION PURPOSES ONLY  
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THIS PLAN MUST NOT BE REPRODUCED BY ANY OTHER PERSON WITHOUT PERMISSION

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Energy Efficiency Rating		Environmental Impact (CO <sub>2</sub> ) Rating	
Current	Potential	Current	Potential
84	84		

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**England & Wales** EU Directive 2002/91/EC