



Legacy Building, Embassy Gardens

Asking Price £1,150,000

Set high above the capital on one of the highest floors of the distinguished Legacy Building at Embassy Gardens, this remarkable three-bedroom, two-bathroom residence presents a rare opportunity to experience London living from an exceptional vantage point.

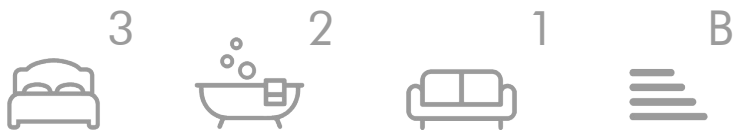
Designed with elegance and contemporary comfort in mind, the apartment is defined by its extraordinary views. Floor-to-ceiling windows frame a breathtaking panorama across the River Thames, the striking architecture of the US Embassy, and the city skyline beyond — an ever-changing backdrop that transforms from tranquil morning light to the dramatic glow of London after dark.

The beautifully appointed open-plan reception space provides the perfect setting for both relaxed living and sophisticated entertaining, with seamless access to a private balcony where the views can truly be appreciated. The bespoke kitchen, refined finishes, and carefully considered design details reflect the quality and craftsmanship expected from one of London's most celebrated riverside developments.

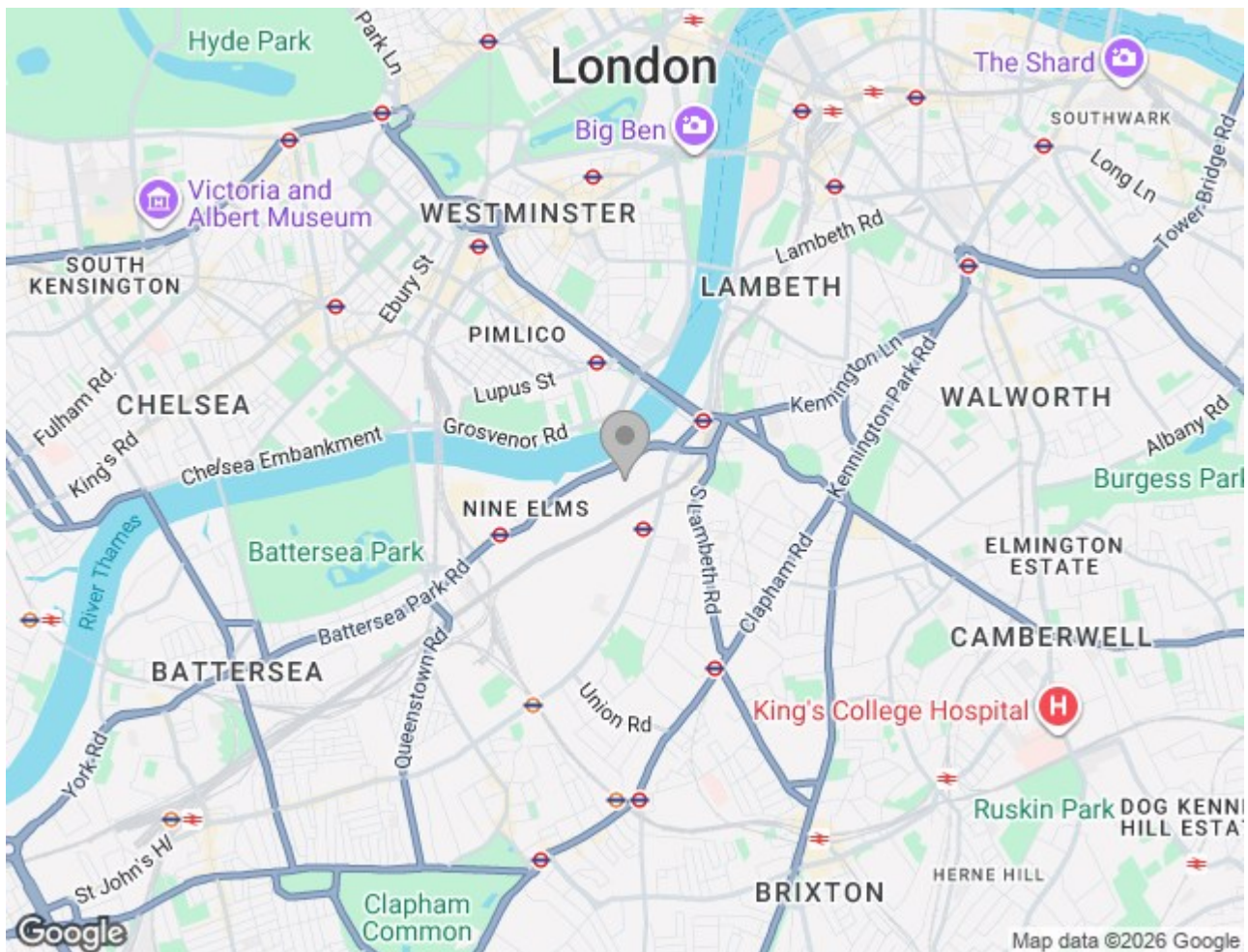
The principal bedroom suite offers a peaceful retreat with extensive views, fitted wardrobes, and a luxurious en-suite bathroom. Two further bedrooms provide excellent flexibility for guests, family, or a dedicated home office, complemented by a stylish contemporary bathroom.

Embassy Gardens offers an exceptional lifestyle, with residents enjoying a discreet 24-hour concierge service, private gardens, wellness facilities, swimming pool, gym, cinema room, business lounge, and the iconic Sky Pool. Ideally positioned beside the River Thames, with excellent transport connections via Nine Elms and Vauxhall, the development places some of London's finest dining, culture, and entertainment moments away.

A truly special home, combining privacy, prestige, and unrivalled views — an outstanding residence in one of London's most desirable riverside addresses.

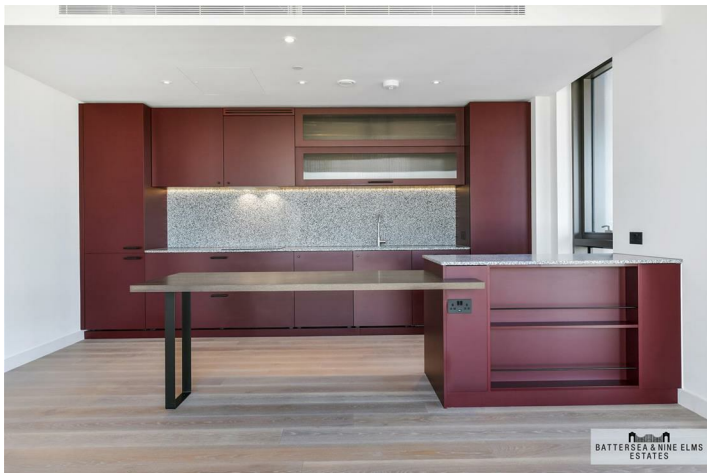


- Two bathrooms
- Private balcony
- Underfloor heating & comfort cooling
- 24 hour concierge
- Gym & swimming pools
- Residents cinema suite
- Excellent transport links



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) 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 & Wales	86	86
EU Directive 2002/91/EC		

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
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(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales		
EU Directive 2002/91/EC		



Floor Plan

The Modern, Embassy Gardens, SW11

Approximate Gross Internal Area
99.9 sq m / 1,075 sq ft

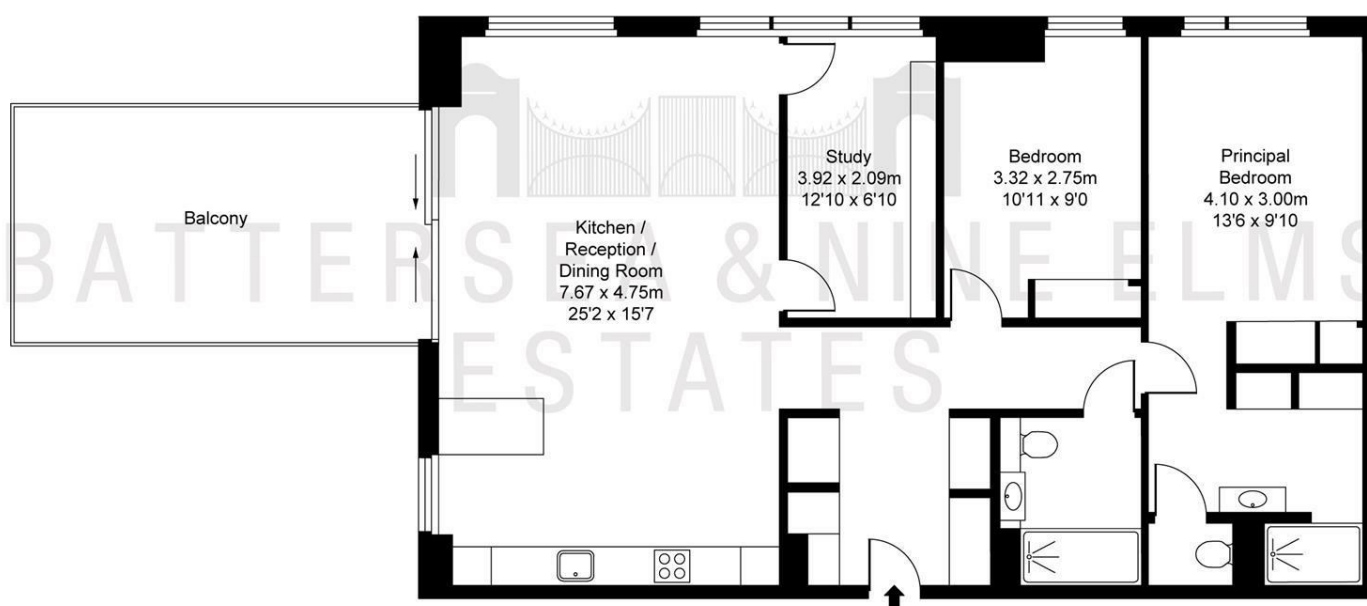


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