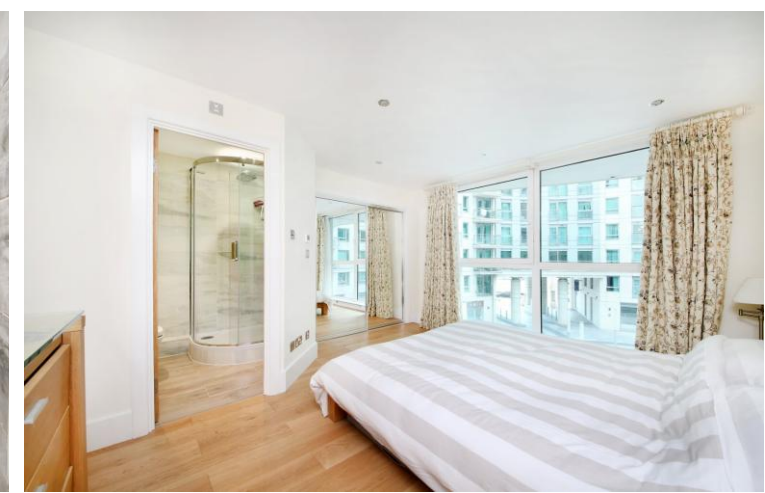




Fountain House
16 St. George Wharf, SW8





Chestertons are pleased to introduce this fantastic spacious apartment, with two -double bedrooms, one ensuite bathroom and a further family bathroom. Set on the 2nd floor, benefitting from a large open plan living space, opening out to a private balcony with direct river views. The property is offered to market chainfree.

St George Wharf is ideally situated right by the River Thames, with excellent transport links into central London and out towards Clapham Junction. Along with an array of amenities within the development, including an onsite shop, bars, restaurants and gym.

- Offered to market chainfree
- Two Bedrooms Two Bathrooms
- Private balcony
- Direct river views
- Excellent transport links

Asking Price £650,000

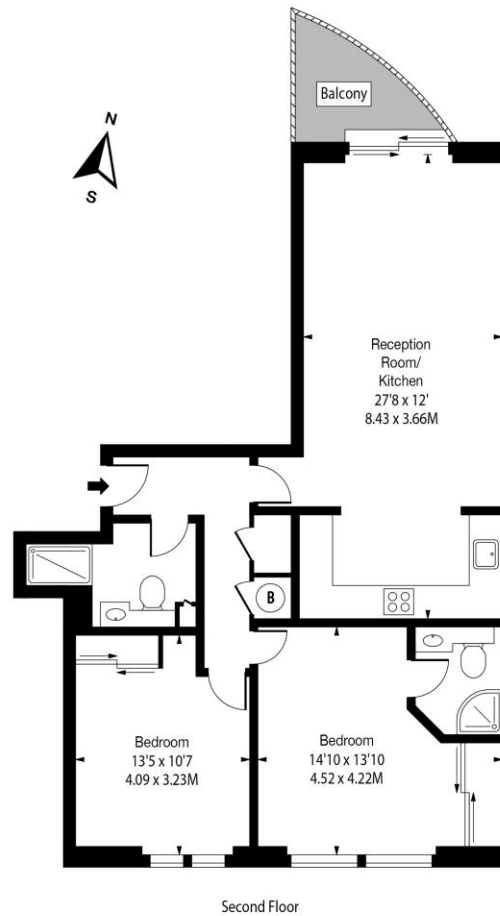
Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	72 C	76 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Tenure: Leasehold 972 years 2 months
Service Charge: £8,580 Per Annum
Ground Rent: £175 Per Annum
Local Authority: Lambeth
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

Fountain House, SW8



Approx Gross Internal Area **824 Sq Ft - 76.54 Sq M**

Includes Limited Use Area - 12 Sq Ft
 Drawn in Accordance with IPMS 3B: Residential
 Illustration For Identification Purposes Only - Not to Scale
www.homespacestudio.co.uk - Ref. No. 53524



Chesterton UK Services Limited trading as Chestertons for themselves and for the vendor of this property whose agents they are, give notice that (i) these particulars do not constitute any part of an offer or contract, (ii) all statements contained within these particulars are made without responsibility on the part of Chestertons or the vendor, (iii) whilst made in good faith, none of the statements contained within these particulars are to be relied upon as a statement or representation of fact, (iv) any intending purchasers must satisfy themselves by inspection or otherwise as to the correctness of each of the statements contained within these particulars, (v) the vendor does not make or give either Chestertons or any person in their employment any authority to make or give representation or warranty whatsoever in relation to this property. Wide angle lenses may be used. ©Copyright Chestertons | Chesterton UK Services Limited | Registered Office 5th Floor, The Lantern, 75 Hampstead Road, London, NW1 2PL Registered Company Number 05334580.



This paper is
100% recyclable