



QUARTER HOUSE
London SW18



A STRIKING DUPLEX PENTHOUSE APARTMENT WITH ROOF TERRACE

The top two floors of a contemporary residential development in the sought-after Battersea Reach. A blend of sophisticated living and expansive outdoor entertaining spaces.



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Local Authority: London Borough of Wandsworth

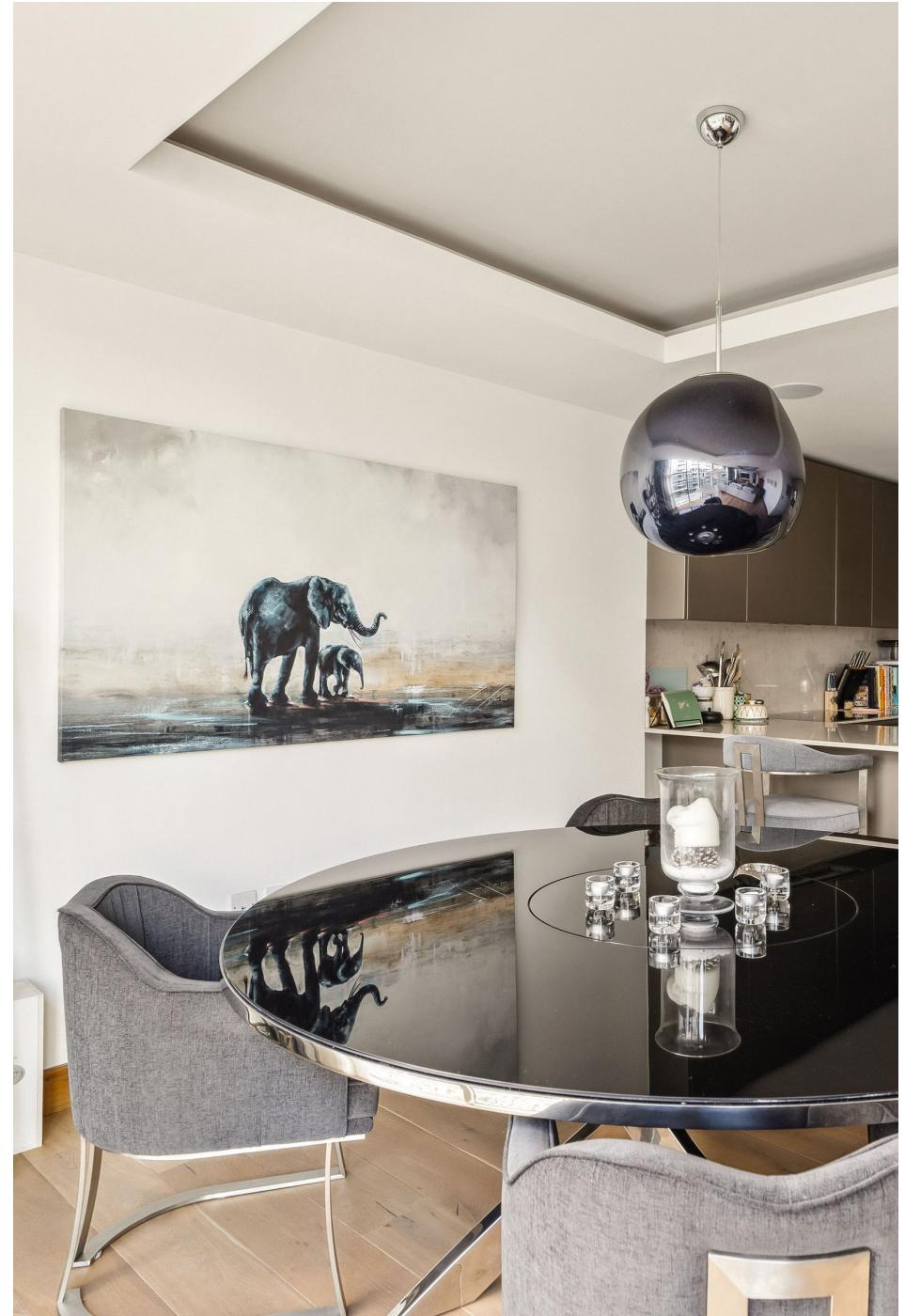
Council Tax band: H

Tenure: Leasehold, 978 years remaining

Ground rent: £360 per annum, reviewed annually, next review 2026

Service charge: £17,000 per annum, reviewed annually, next review due 2026

Guide price: £1,850,000



Upon entering on the seventh floor, you are welcomed by a striking atrium, with a grand staircase that serves as a focal point, bathed in natural light. This level features an expansive open-plan kitchen and reception room, featuring high-end integrated appliances. Additionally, a well-proportioned double bedroom with an ensuite shower room and a convenient guest cloakroom are located on this floor. Both the reception room and bedroom open out to a fabulous terrace, perfect for al fresco dining, offering views of the tranquil communal gardens and the River Thames beyond.



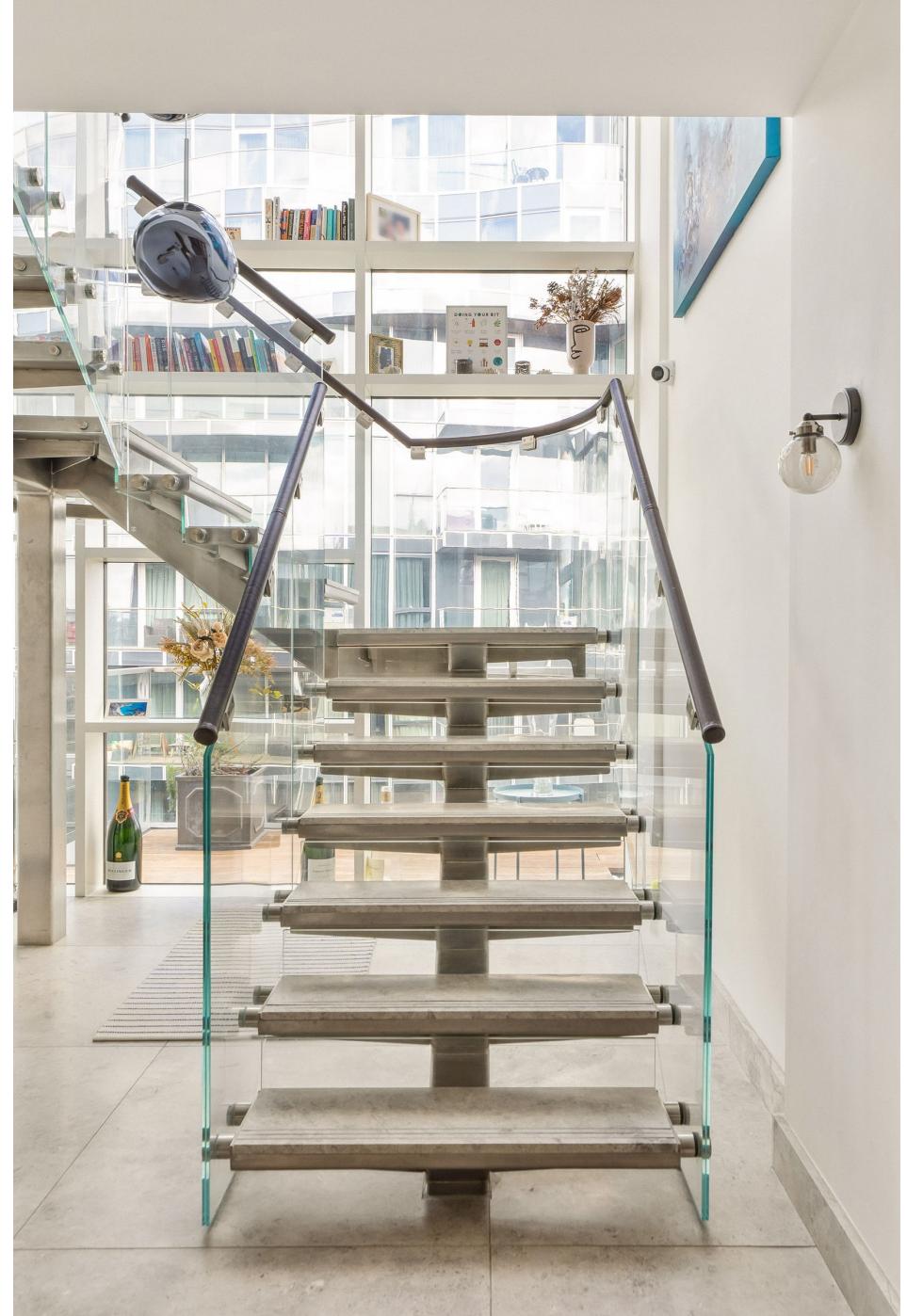


Upstairs, the property continues to impress with a spacious double bedroom, complete with its own ensuite bathroom and private roof terrace. The exceptional principal suite is a true standout, offering a serene sleeping area that flows into a cosy snug, a generous walk-in wardrobe, and a luxurious bathroom. Completing this space is a remarkable 37-foot roof terrace, providing sweeping westerly views of the River Thames – the perfect spot to unwind and enjoy stunning sunsets.

This residence is an unparalleled combination of luxury, space, and convenience, ideal for those seeking an elevated living experience in one of London's most desirable locations.

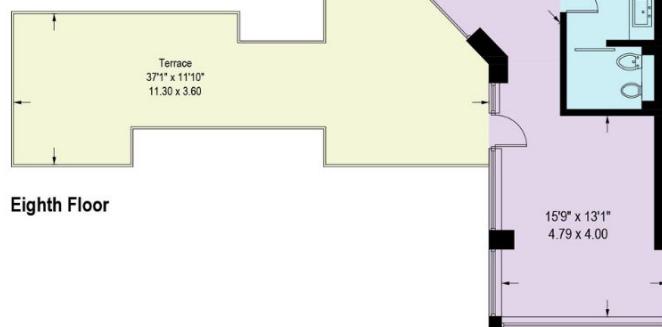
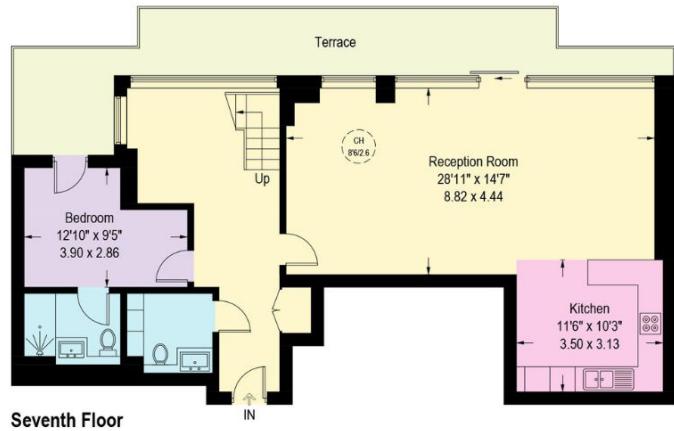


Battersea Reach is a popular development offering a 24-hour concierge, lift access and secure underground parking. The property is conveniently located just 0.8 miles from Wandsworth Town Station, and 0.9 miles from Clapham Junction Station, providing rail access to Waterloo, Victoria, and Gatwick Airport to name a few. There is the added benefit of the Uber Boat which stops at Plantation Wharf Pier for a more scenic route to The City. Local residents enjoy the proximity of the shops and eateries on Old York Road and Virgin Active gym is also close by.









Approximate Gross Internal Area = 213.6 sq m / 2299 sq ft

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)





We would be delighted
to tell you more.

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