



Juniper Drive
London, SW18

CHESTERTONS





Situated in Ascensis Tower in Battersea Reach, this exquisite sub-penthouse offers a truly unparalleled living experience. Spanning an impressive 2,886 sq.ft (268.1 sq.m) across the entire 14th floor, the residence features three generously sized double bedrooms, each with its own luxurious en-suite bathroom, ensuring both comfort and privacy.

The apartment boasts six balconies, each offering breathtaking, panoramic views of London's skyline and the River Thames. The expansive private riverside terrace is perfect for enjoying stunning sunsets, further elevating the sense of space and tranquillity.

Elegance defines every corner of this residence, from the open-plan reception room that seamlessly flows into a state-of-the-art kitchen. Equipped with top-of-the-line Miele appliances—including a built-in coffee machine and wine cooler—this space is ideal for both everyday living and entertaining. The rich wood flooring throughout adds warmth and refinement, completing the luxurious atmosphere.

Practicality meets opulence with secure parking, ample storage, and a range of premium amenities. Residents enjoy the convenience of a 24-hour concierge service and exclusive access to a private gym, enhancing the standard of urban living.

Perfectly situated next to Wandsworth Bridge, this penthouse offers easy access to the prestigious neighbourhoods of Chelsea and Kensington, as well as excellent transport links via Wandsworth Town and Clapham Junction.

Battersea Reach offers an exceptional lifestyle, with nearby dining, shopping, and leisure options. Whether savouring gourmet delights at Cake Boy, unwinding at The Waterfront Pub, or picking up essentials at Tesco Express, everything you need is within easy reach. Experience the pinnacle of luxury living within this sought-after enclave, crafted by Berkeley Homes.

- Exceptional 14th-floor penthouse in Ascensis Tower, Battersea Reach.
- Three spacious double bedrooms, each with an en-suite bathroom.
- Six balconies plus a private riverside terrace with panoramic views of the Thames
- Open-plan reception with integrated Siemens kitchen, wood flooring, and ample storage.
- Secure parking, 24-hour concierge, private gym, and on-site facilities.
- Excellent access to Chelsea, Kensington, Wandsworth Town, and Clapham Junction

Guide Price £3,750,000

Energy Efficiency Rating		Current	Potential
100-120	A		
81-100	B	B4	B4
62-81	C		
43-62	D		
25-43	E		
10-25	F		
1-10	G		

Not energy efficient - higher running costs

England, Scotland & Wales EU Directive 2002/91/EC

Tenure: Leasehold 977 years
Service Charge: £18,000 Per Annum
Ground Rent: £1,300 Per Annum
Local Authority: London Borough of Wandsworth
Council Tax Band: H

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**Ascensis Tower,
Battersea Reach, SW18**
Approximate gross internal area
268.11 sq m / 2886 sq ft



Fourteenth Floor

Not to scale, for guidance only and must not be relied upon as a statement of fact.
All measurements and areas are approximate only

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