



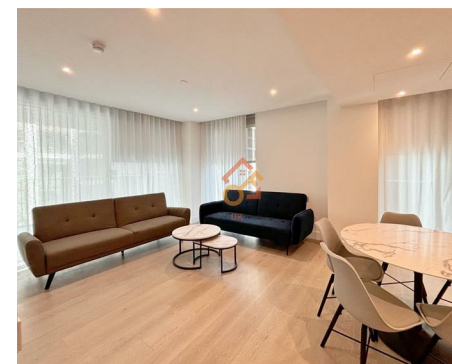
Let **UK** Home

**2 Bedrooms**

**SW11 4GD**

**Located in London**

**£4,350 Per Month**



[info@letukhome.co.uk](mailto:info@letukhome.co.uk)

<https://www.letukhome.co.uk/>

01795 358 886



## Darwin House, 8 Palmer Road, London SW11



Let UK Home are excited to offer this spectacular two bedroom apartment in the heart of Darwin House part of the Prince of Wales Drive. Property Reference: LUH 1229

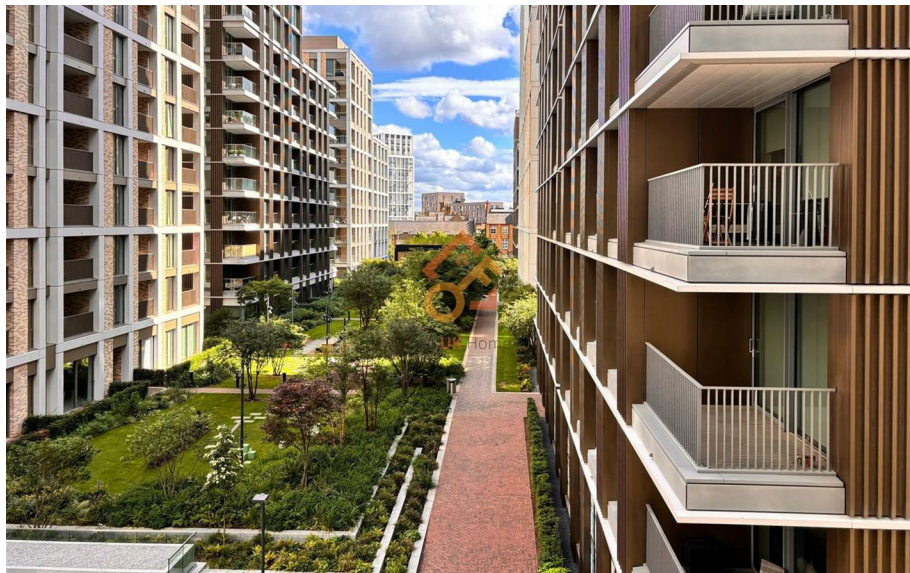
This property comprises a large bright open plan kitchen and living room leading to a large private balcony with great views, two double bedrooms with wardrobes (master en-suite), a large family sized bathroom and ample storage.

Residents of this exceptional development will have exclusive use of the gym, swimming pool, roof terrace, sauna and steam room. Furthermore, residents will also benefit from a concierge and an unrivalled selection of shops, bars, restaurants, leisure facilities and beautiful courtyards.

From the apartment, you can quickly walk to two train stations - Battersea Park Train Station and Queenstown Road Train Station, and Battersea Underground Station is also a few steps away. In addition, you can walk to the Thames Clippers water bus on the Thames River, which goes to multiple stations including Westminster Abbey, London Bridge, Tower Bridge, Greenwich, Canary Wharf, etc.

If you want to go shopping, you can also walk to London's third largest shopping mall - Battersea Power Station Shopping Center, and it is also close to the world-famous Harrods department store.

- 3rd Floor
- Swimming Pool
- The Gym
- Battersea
- Walk to Battersea Power Station Shopping Center
- 24h Security & Concierge Service
- Sauna & Steam Room
- Roof Terrace
- Walk to Tube and Train Stations
- EPC Rating: B







|                                                                  |
|------------------------------------------------------------------|
| <b>Total Area</b><br>82.8 sq m   892 sq ft                       |
| <b>Living/Dining/Kitchen</b><br>7.28m x 4.09m   23' 11" x 13' 5" |
| <b>Bedroom 1</b><br>3.79m x 3.40m   12' 5" x 11' 2"              |
| <b>Bedroom 2</b><br>3.99m x 3.02m   13' 1" x 9' 11"              |
| <b>Balcony</b><br>2.49m x 3.21m   8' 2" x 10' 6"                 |



Let **UK** Home

3F 2 Eastbourne Terrace  
Paddington  
London  
W2 6LG

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**Council Tax Band: F**

**Local Authority:**

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

| Energy Efficiency Rating                    |  | Current                 | Potential                                                                             |
|---------------------------------------------|--|-------------------------|---------------------------------------------------------------------------------------|
| Very energy efficient - lower running costs |  |                         |                                                                                       |
| (92 plus) A                                 |  |                         |                                                                                       |
| (81-91) B                                   |  | 86                      | 86                                                                                    |
| (69-80) C                                   |  |                         |                                                                                       |
| (55-68) D                                   |  |                         |                                                                                       |
| (39-54) E                                   |  |                         |                                                                                       |
| (21-38) F                                   |  |                         |                                                                                       |
| (1-20) G                                    |  |                         |                                                                                       |
| Not energy efficient - higher running costs |  |                         |                                                                                       |
| England & Wales                             |  | EU Directive 2002/91/EC |  |

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