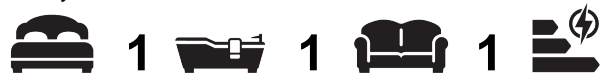




**3.10 London Square 1 Linear Square, London, SW11 7ER**

**£3,150 Per month**



This brand-new one-bedroom apartment is now available to rent at the recently completed London Square. Comprising a separate bedroom area with built-in wardrobes, a modern integrated kitchen, luxury bathroom and ample storage throughout

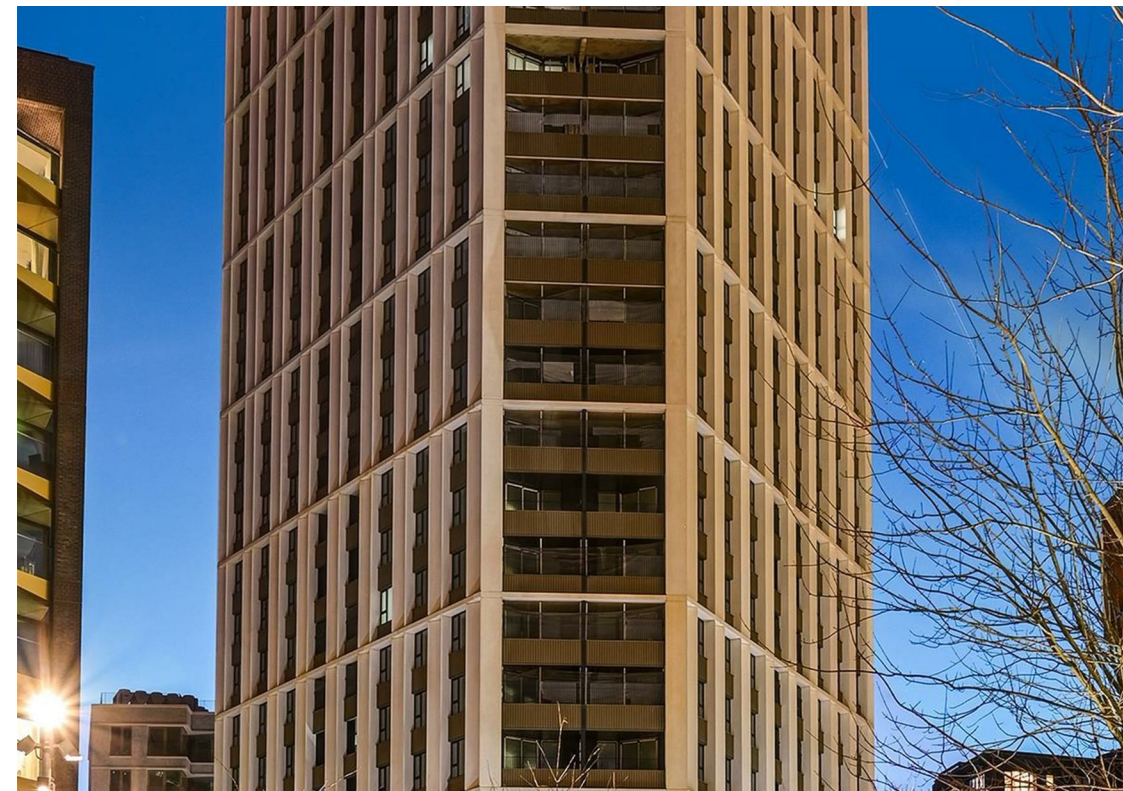
Residents also benefit from a 24-hour concierge service and a residents' lounge. Photos have been digitally dressed of an example property.

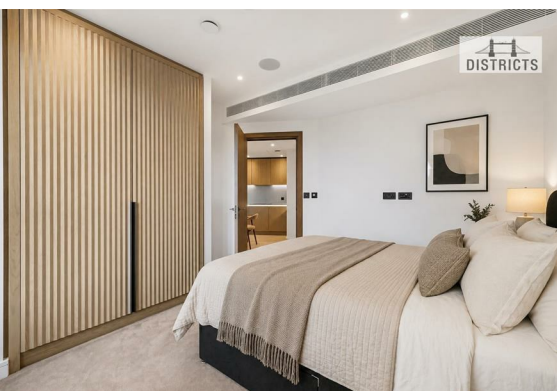
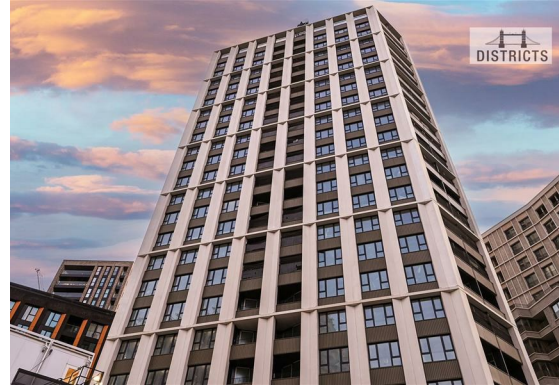
Perfectly positioned in vibrant Nine Elms, the apartment is close to excellent transport links, shops, restaurants, and cultural attractions—making it an ideal base for city life.

Council Tax Band: Wandsworth TBC  
Change of contract fee: £50 including VAT  
Lift access | Cladding: EWS1 Certificate available  
Holding Deposit - £726 (1 weeks rent, subject to agreed offer)

Electricity supply – Mains | Cold Water supply – Mains | Sewerage – Mains | Heating & comfort cooling – Communal | Internet: Fttp

To check broadband and mobile phone coverage please visit Ofcom.  
To check planning permission please visit Wandsworth Council Website, Planning & Building Control





These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.