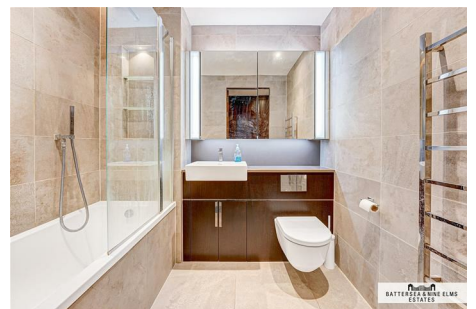
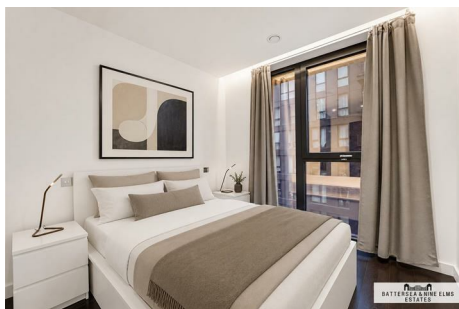
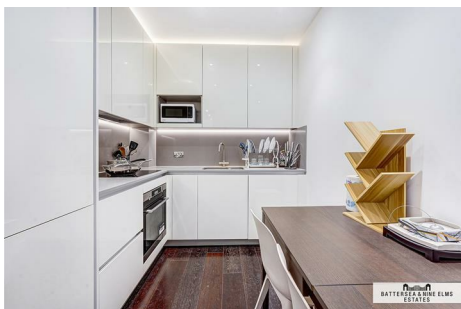




30 Ponton Road London

A wonderful one-bedroom apartment situated in The Residence development, ideally located for zone one transport links from Vauxhall and Nine Elms stations.

Residents can also enjoy the communal facilities, including the gym and yoga room, private cinema and 24-hour concierge.

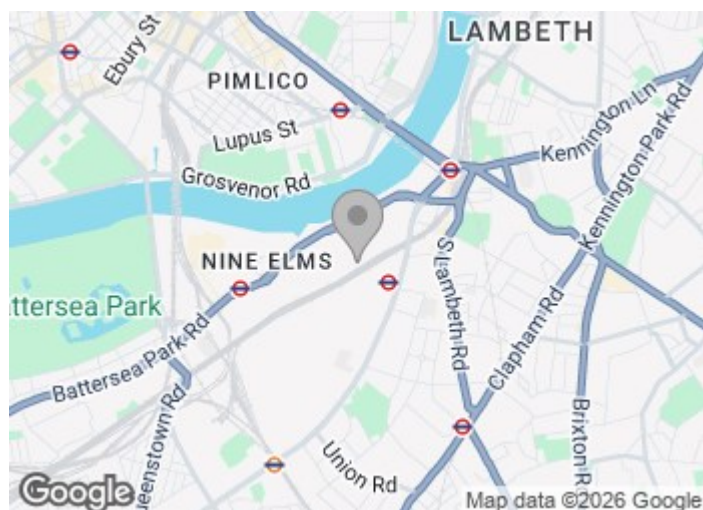
Council Tax Band: Wandsworth - E
Change of contract fee: £50 including VAT
Lift access | Cladding: EWS1 Certificate available

£700 Per Week

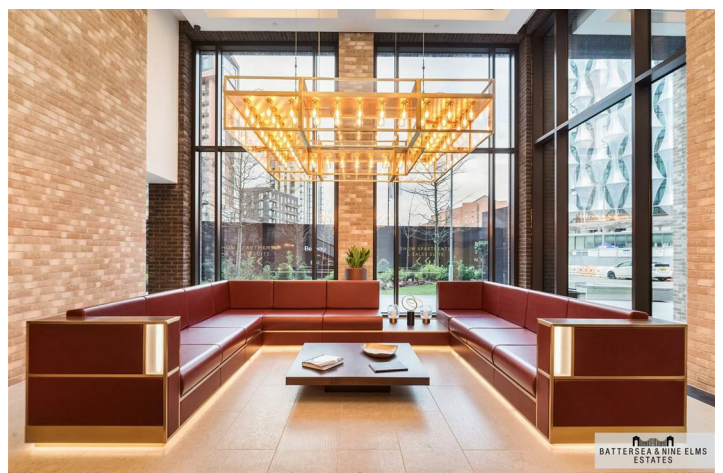
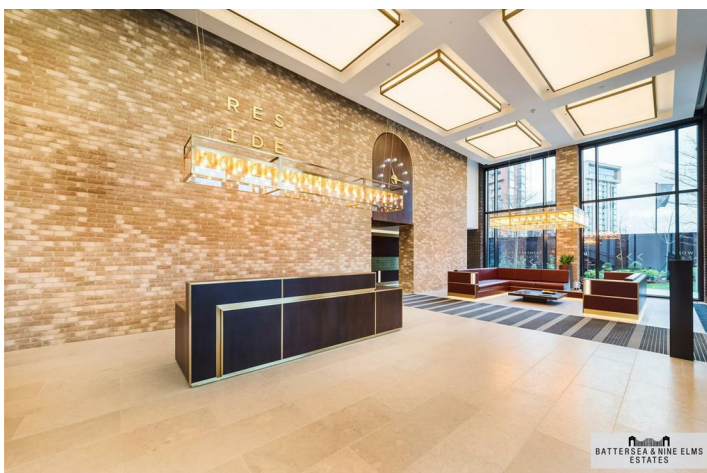
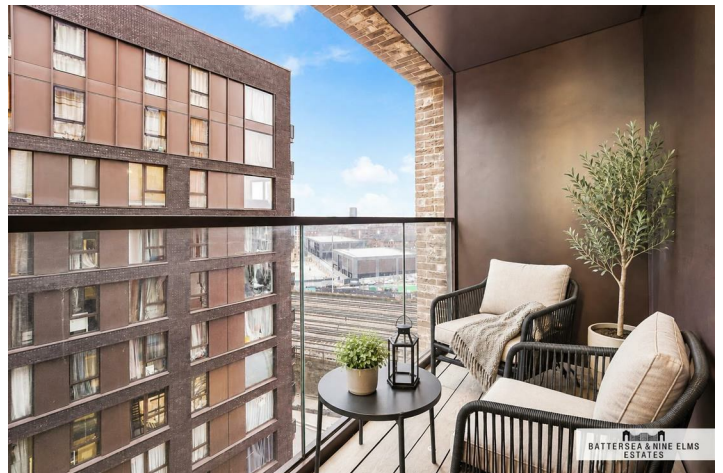
30 Ponton Road London



- Luxury development
- Zone 1 transport links
- 24 Hour concierge
- Underfloor heating
- Residents gym & meeting room
- *Photos have been digitally staged for marketing purposes*



[Directions](#)



Madeira Tower,
The Residence,
Ponton Road, SW8
Approximate Gross Internal Area
50.00 sq m / 538 sq ft

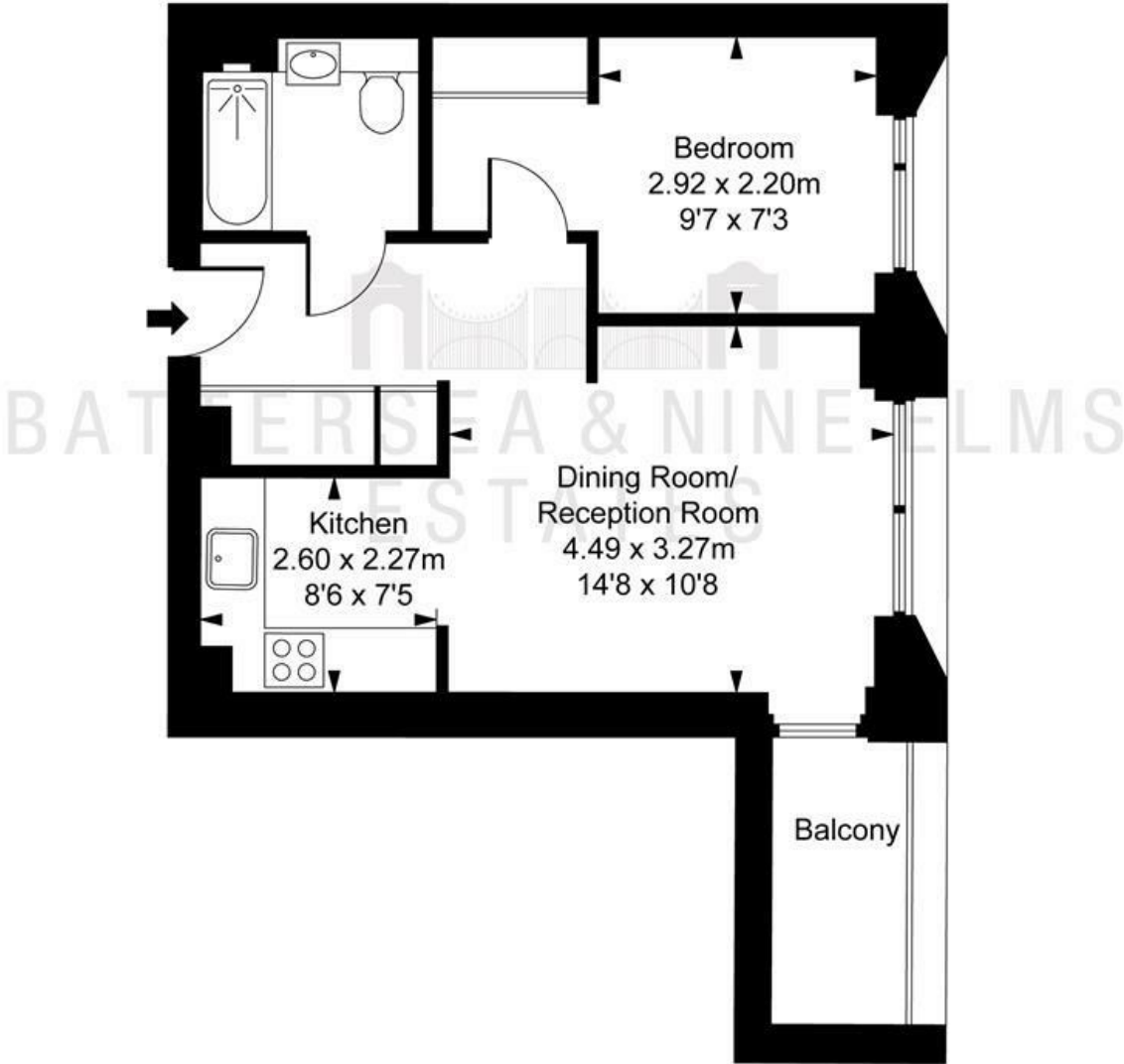


ILLUSTRATION FOR IDENTIFICATION PURPOSES ONLY
ALL MEASUREMENTS ARE MAXIMUM, AND INCLUDE WINDOW BAYS AND WARDROBES WHERE APPLICABLE
THIS PLAN MUST NOT BE REPRODUCED BY ANY OTHER PERSON WITHOUT PERMISSION

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 firm's employment has the authority to make or give any representation or warranty in respect of the property.

Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	