



Let **UK** Home

2 Bedrooms

Flat

Located in London

£4,268 Per Month



info@letukhome.co.uk

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

01795 358 886



4 Charles Clowes Walk London

SW11 7AG



Let UK Home are pleased to offer this stunning two bedroom apartment in Thomes House situated in the heart of Nine Elms.

Located in an elegant Manhattan loft-style development, this two-bedroom, two-bathroom interior designed contemporary apartment offers far-reaching views from private balconies and luxurious amenities. It is situated in the heart of Nine Elms, London's newest and existing riverside district. Thomes House is close to the American Embassy and Battersea Power Station, yet you can be in central London in minutes.

The apartment comprises a spacious reception room complete with Samsung Smart TVs with Bose sound bars alongside a private winter garden creating a further living area. The reception room is open plan with a fully fitted kitchen featuring integrated AEG appliances with floor to ceiling windows providing far reaching views across London. The apartment offers two double-bedrooms, two-bathrooms, one of which is an en-suite bathroom from the master bedroom. The apartment also benefits from ample storage space.

Residents will be able to enjoy the use of on-site gym, media room, board room, secure underground parking as well as Thomes House private landscaped podium gardens to unwind and relax.

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- 2nd Floor
- On-site Gym | Cinema Media Room | Board Room
- 24-Hour Concierge Service | On-Site Building Manager | CCTV
- Spa
- EPC Rating: B
- Interior Designed
- Underground Secure Parking | Bike Storage
- 24-Hour Emergency Helpline | Lift Service
- Available furnished or unfurnished



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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		85	85
(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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