



2 Prospect Way London

£1,450 Per Week

A furnished three-bedroom, three-bathroom apartment situated in the newest phase of the iconic Power Station development. Offering luxury accommodation and unique design, this stunning property also benefits from Siemens appliances, which include a dishwasher and a combination washer/dryer.

Situated in the heart of the historic development, residents can take advantage of the selection of vibrant shops, restaurants and leisure spaces available to them. The River Thames, Chelsea, Battersea Park and Zone 1 tube and rail stations are located close by.

Photos have been digitally staged for marketing purposes

Council tax band: Wandsworth G
Change of contract fee: £50 including VAT
Lift access | Cladding: EWS1 Certificate available
Holding Deposit - £1,450 (1 week's rent, subject to agreed offer)

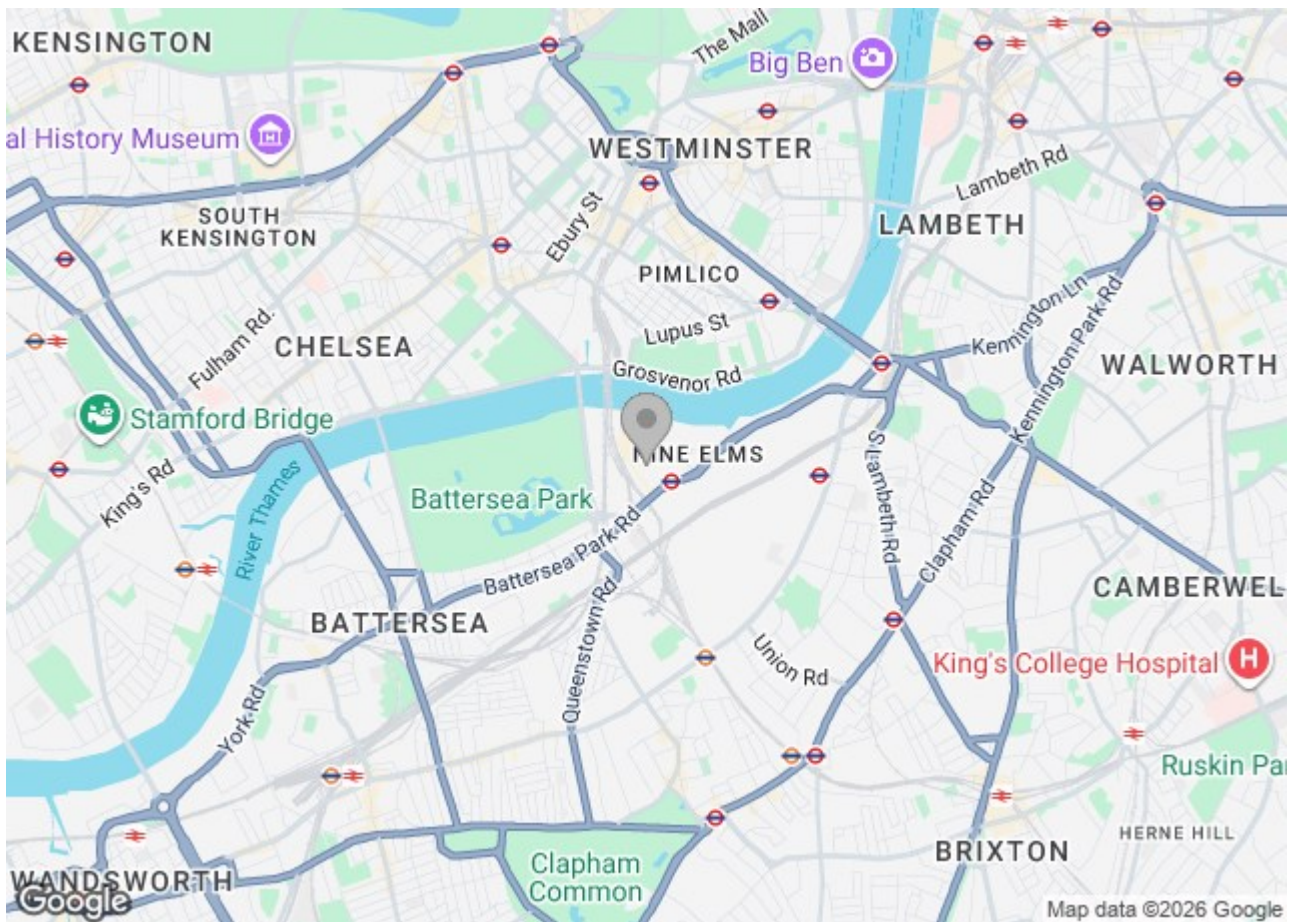
Electricity supply – Mains | Water supply – Mains | Sewerage – Mains | Heating – Underfloor heating and cooling - Communal

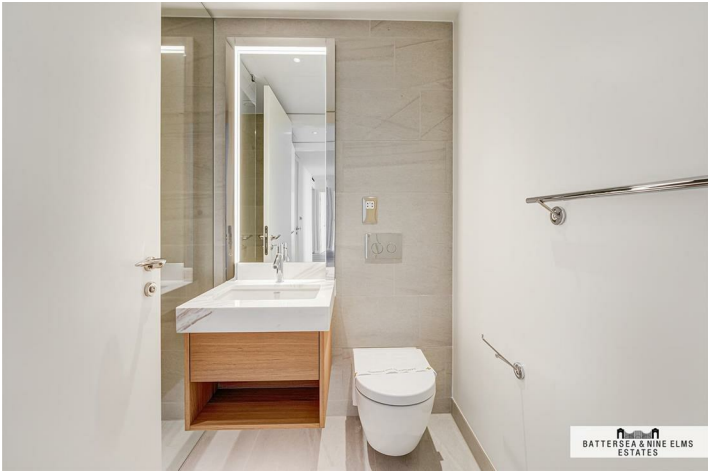
To check broadband and mobile phone coverage please visit Ofcom here <https://www.ofcom.org.uk/phones-telecoms-and-internet/advice-for-consumers/advice/ofcom-checker>

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- Three Double Bedrooms
- Three Bathrooms
- 24 Hour Concierge
- Iconic Riverside Development
- Excellent Transport Links
- *Photos have been digitally staged for marketing purposes*





Pico House, SW11

Approximate Gross Internal Area
120.2 sq m / 1,293 sq ft
Winter Garden
7 sq m / 75 sq ft

Total Areas Shown On Plan
127.2 sq m / 1,368 sq ft

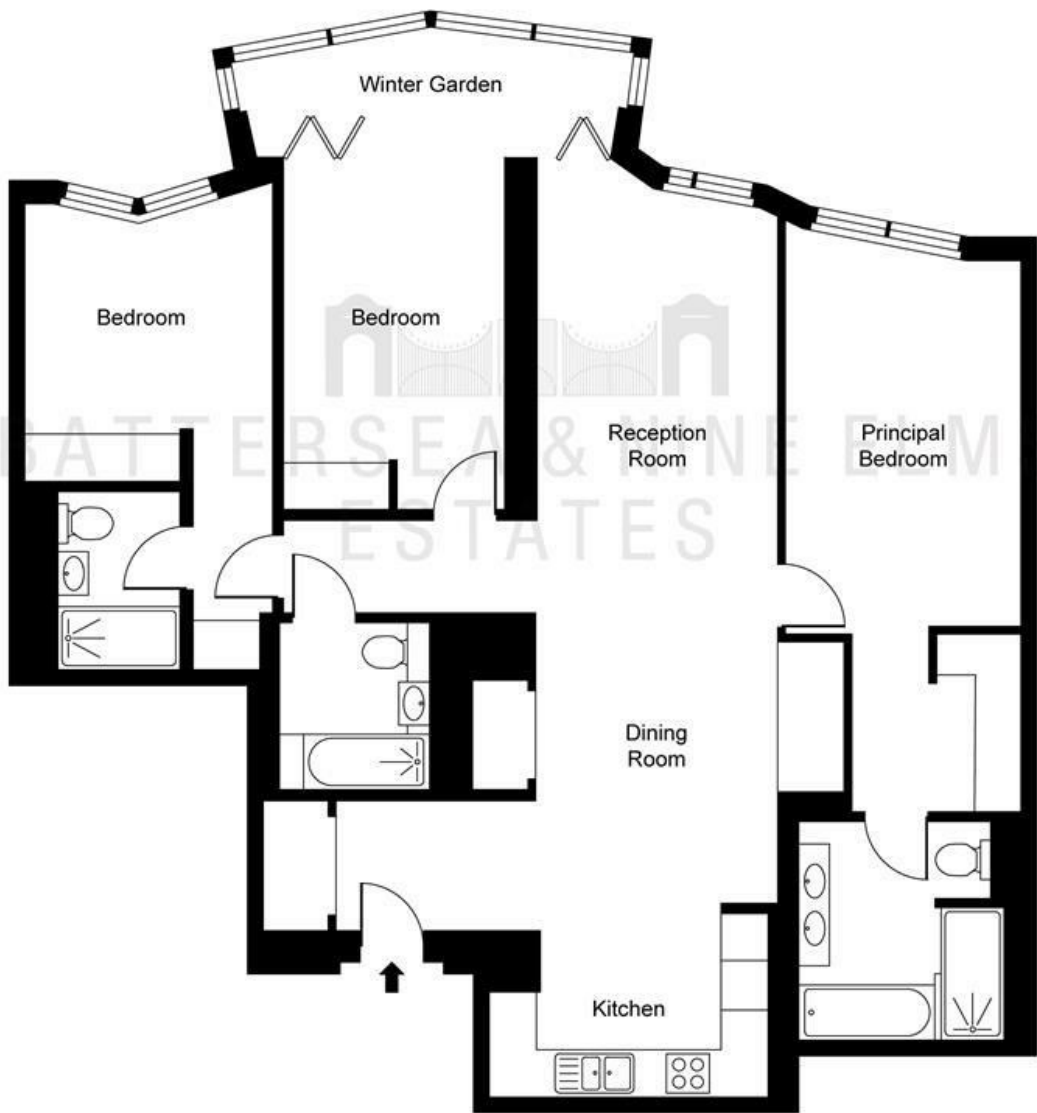


ILLUSTRATION FOR IDENTIFICATION PURPOSES ONLY
ALL MEASUREMENTS AND AREA FIGURES SUPPLIED BY OTHERS. ACCURACY IS NOT GUARANTEED.
THIS PLAN MUST NOT BE REPRODUCED BY ANY OTHER PERSON WITHOUT PERMISSION

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 firms 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	