



One Blackfriars, 1 Blackfriars Road, SE1 9GJ

Asking Price £2,500,000



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One Blackfriars

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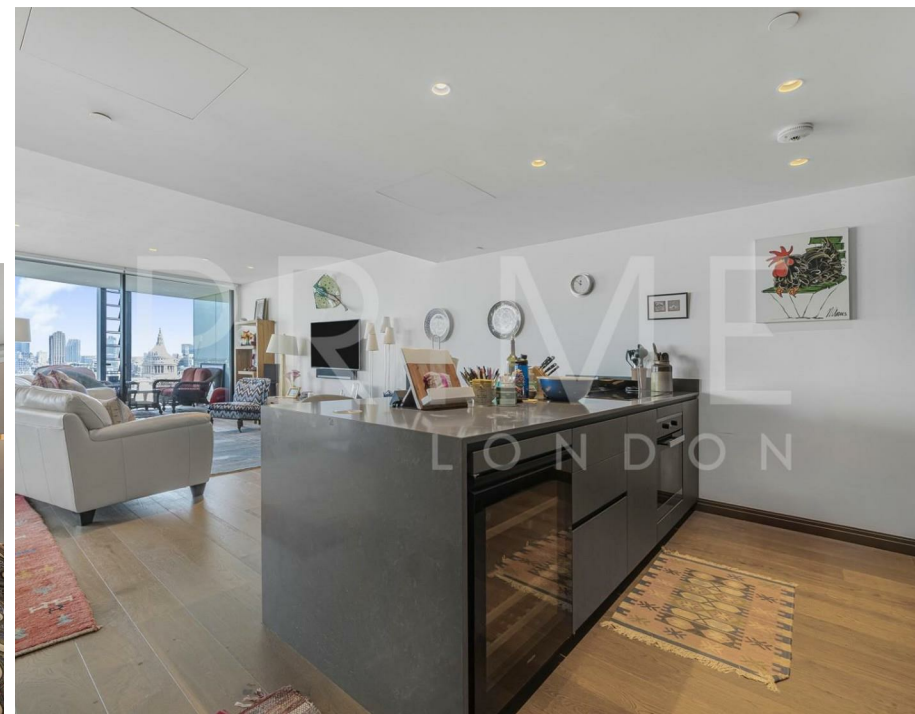
- Premium three bedroom apartment
- Views of the River Thames, St Paul's Cathedral and The City
- 32nd floor executive residents' lounge area and wine cellars
- 1,713 sq ft (159.14 sqm)
- Residents' gym, swimming pool, thermal suite
- 24 hour concierge

With unmatched views of the River Thames, St Paul's Cathedral and The City, this exceptional 1,713 sq ft (159.14 sqm) premium apartment is available for chain free sale through Prime London.

The property offers solid wooden flooring, floor to ceiling windows, iPad control of state of the art automation and entertainment systems, stone bathrooms and wraparound winter garden.

The apartment also benefits from use of the residents' gym, swimming pool, thermal suite, golf simulator, screening room, 32nd floor executive residents' lounge area and wine cellars.

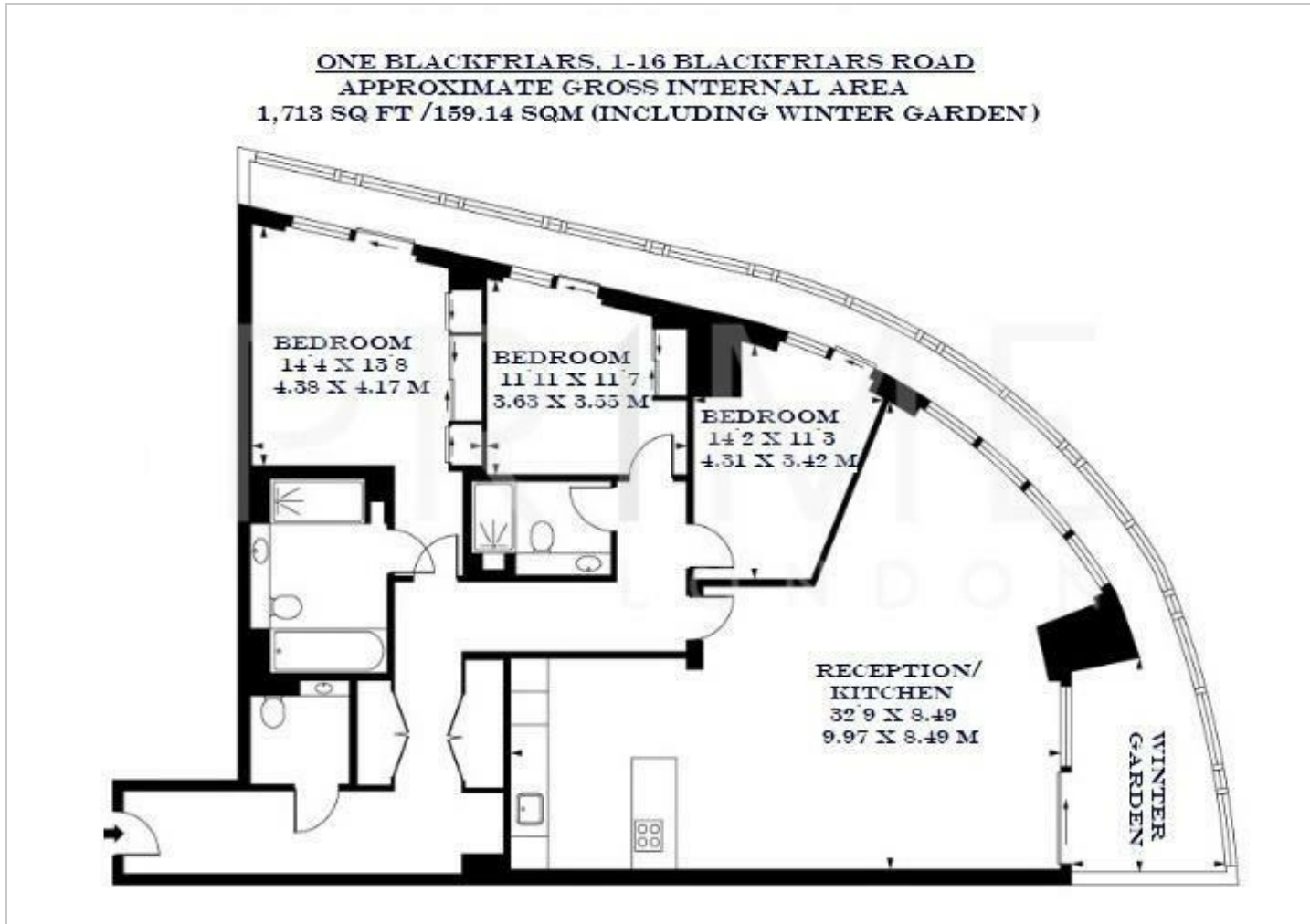
One Blackfriars is located next to Southbank in the heart of London's cultural district and 0.3 miles from Southwark Underground Station for the Jubilee Line. Blackfriars Underground and Overground Station are also located 0.3 miles away across Blackfriars Bridge. The apartment is conveniently located for the City, Canary Wharf and the West End via the Jubilee Line. Times and distances quoted are approximate.







Floor Plans



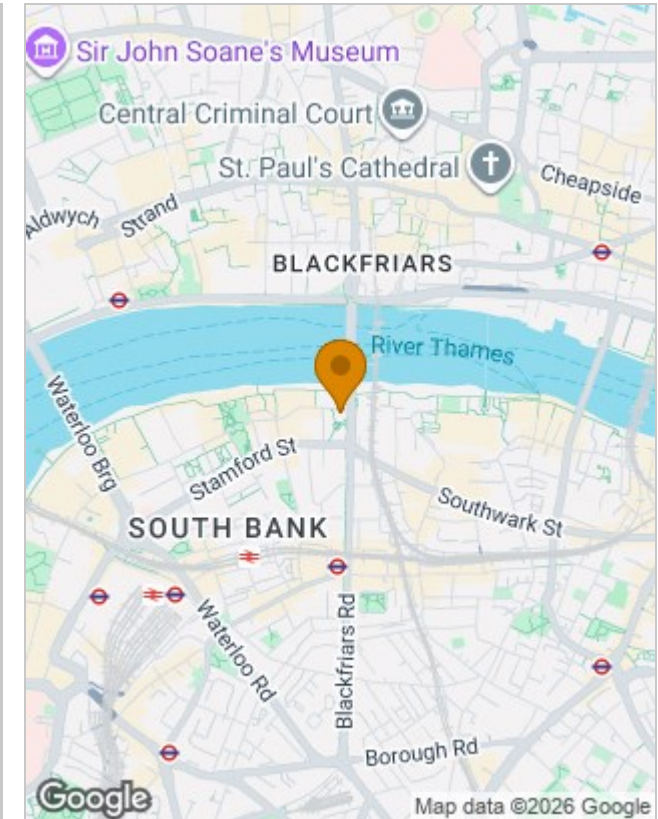
Viewing

By appointment. Contact us if you wish to arrange a viewing appointment for this property, or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

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Location Map



Energy Performance Graph

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(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	