



Let **UK** Home

**2 Bedrooms**

**Flat**

Located in London

**£4,853 Per Month**



[info@letukhome.co.uk](mailto:info@letukhome.co.uk)

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

01795 358 886



# 4 Charles Clowes Walk London

SW11 7AG



Let UK Home are excited to offer an impressive interior designed 864 Sq Ft two-bedroom, two-bathroom apartment located in Thornes House forming part of The Residence Collection in Nine Elms on London's iconic South Bank.

This luxury apartment is situated on the 7th floor of this prestigious building which features a 24-hour manned concierge along with a dedicated building manager, lift service, gym, media room, board room and secure underground parking.

The apartment comprises a spacious reception area complete with Samsung Smart TV's with Bose sound bars incorporating a built in Amazon Alexa to control the apartments lighting, TV and heating systems. The reception room is open plan with a fully fitted kitchen featuring integrated AEG appliances with floor to ceiling windows. The apartment offers two double-bedrooms, two-bathrooms, one of which is an en-suite bathroom from the master bedroom as well as a private balcony accessed via the reception area and one of the bedrooms. The apartment also benefits from ample storage space.

Thornes House is ideally positioned between two new Northern Line underground stations (set to open in 2020), adding to the extensive transport links including tree lined footpaths, dedicated cycle lanes, Clipper river service, local buses and the Pimlico bridge providing direct access into the neighbouring Royal Boroughs of Kensington and Chelsea.

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- 7th Floor
- On-site Gym | Cinema Media Room | Board Room
- 24-Hour Concierge Service | On-Site Building Manager | CCTV
- Flexible Rental Terms | Available Furnished & Unfurnished
- Digital TV
- Interior Designed | Private Balcony
- Underground Secure Parking | Bike Storage
- 24-Hour Emergency Helpline | Lift Service
- Video Entry
- EPC Rating: B





Let **UK** Home

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) <b>A</b>			
(81-91) <b>B</b>		87	87
(69-80) <b>C</b>			
(55-68) <b>D</b>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not energy efficient - higher running costs			
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		

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