



**Warwick Building 366 Queenstown Road, London, SW11
8NJ**

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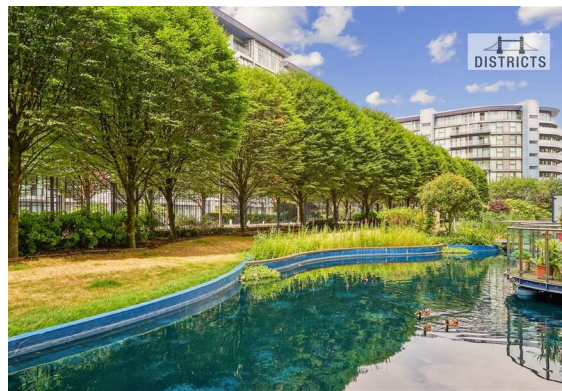
A stunning one bedroom overlooking the landscaped gardens. This property comprises a spacious bedroom with built-in storage, a lovely bathroom and an open-plan reception/ kitchen with floor to ceiling windows opening up onto a large private terrace.

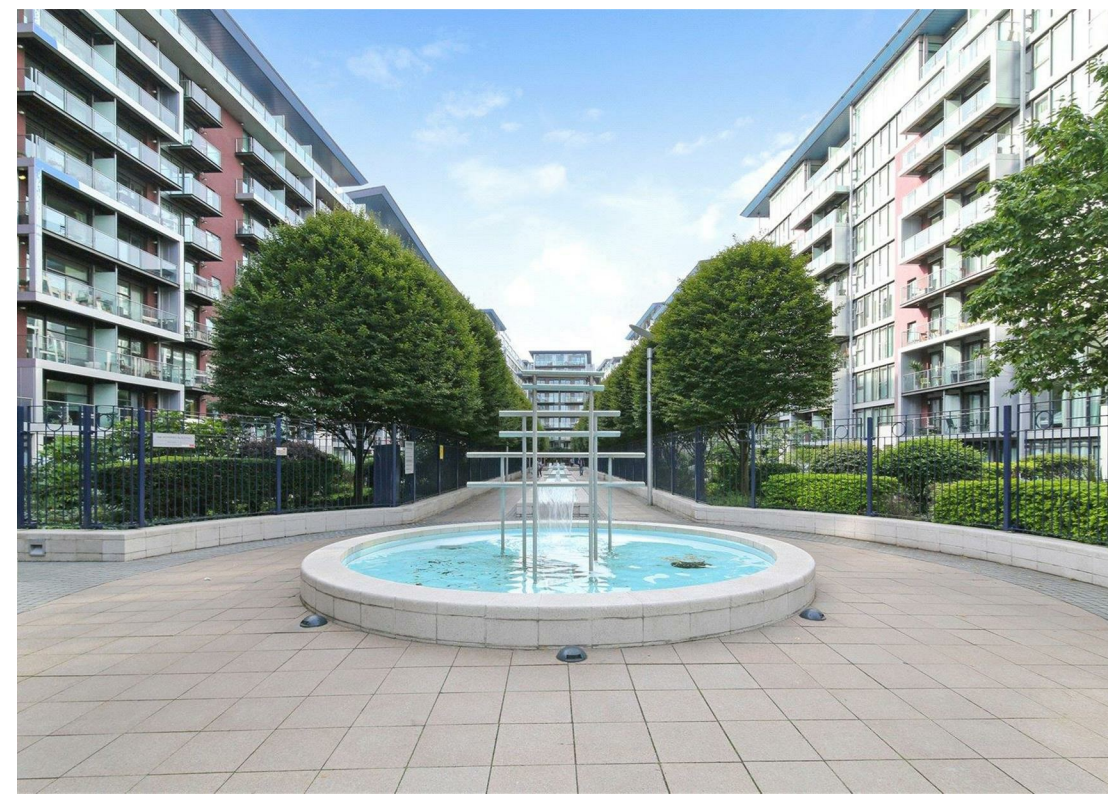
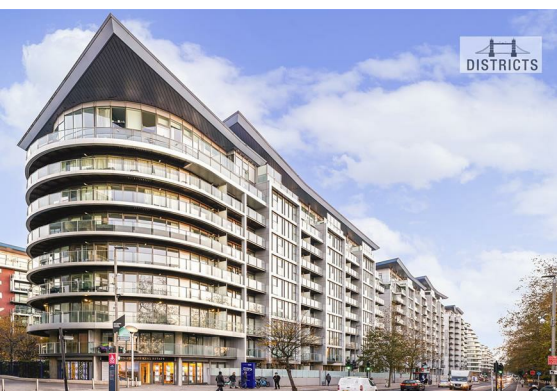
Large Private Terrace | One Bedroom | Immaculate Condition | Chelsea Bridge Wharf | 24 Hour Concierge | On-Site Restaurants & Bars at the Power Station | On-Site Tube Station - Battersea Power Station Northern Line Extension |

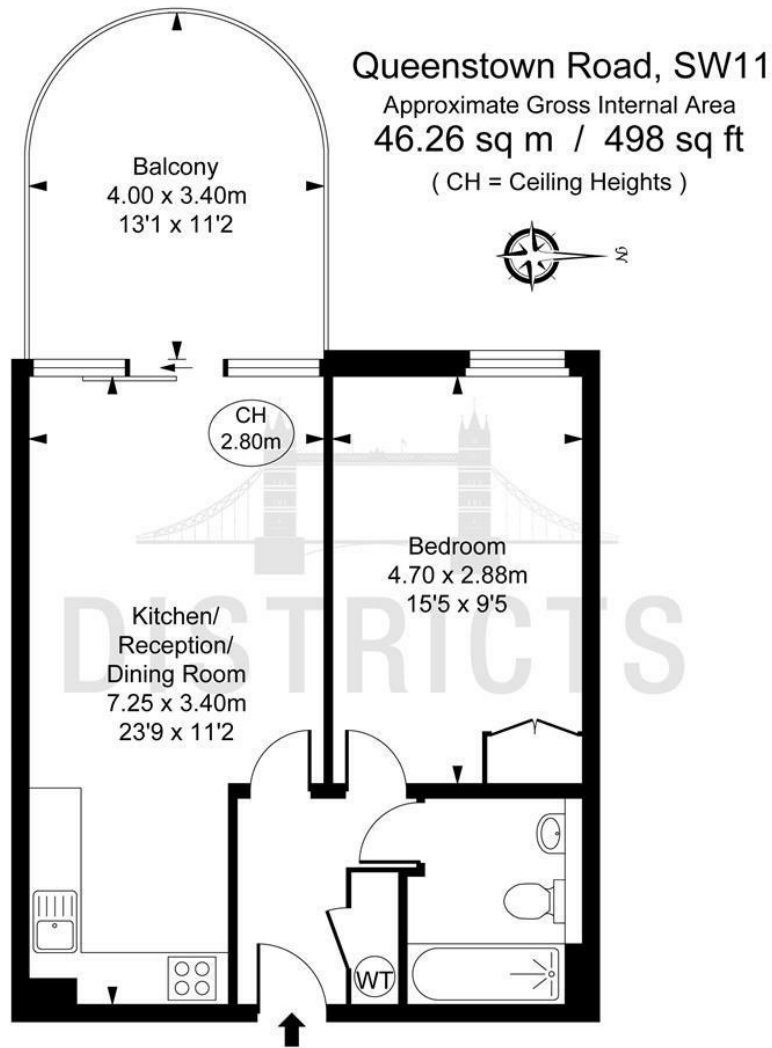
This larger than average one bedroom apartment comprises a modern open plan kitchen/reception leading onto a massive private terrace and further benefits from spacious bedroom with built in storage. The property has been maintained really well and is immaculately presented as fully furnished.



- Electricity supply – Mains | Water supply – Mains | Sewerage – Mains | Heating – Electric
- 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>
- Holding Deposit 1 weeks rent | Deposit Payable (5 weeks rent) | Rent must be paid monthly in advance
- EPC Rating: C
- Council Tax Band: D, Wandsworth
- Change of contract fee: £50 including VAT
- Lift access | Cladding: EWS1 Certificate available







This plan is not to scale. It is for guidance and not for valuation purposes.
 All measurements and areas are approximate only, and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice.
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		76	82
(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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