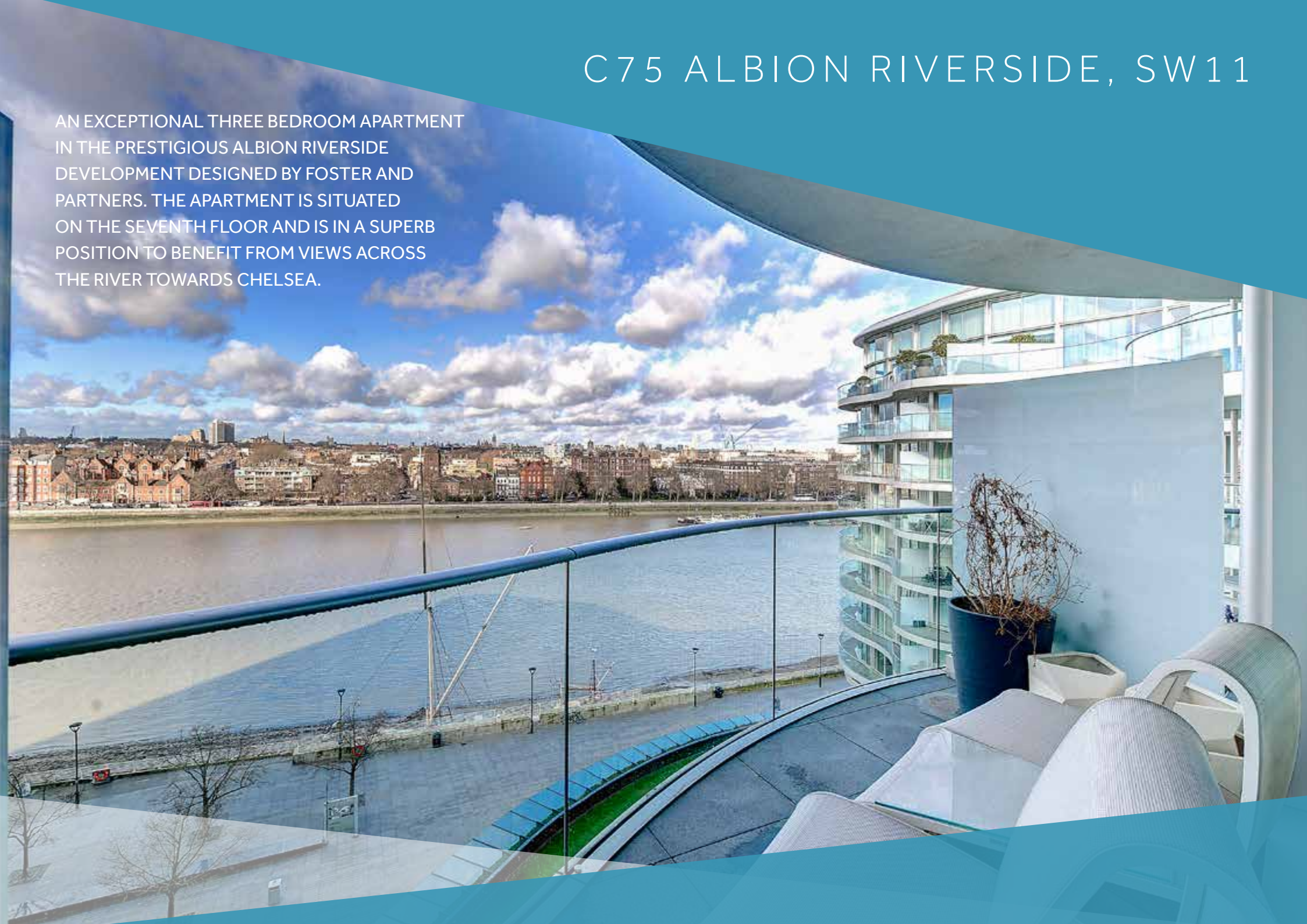


C75 ALBION RIVERSIDE, SW11

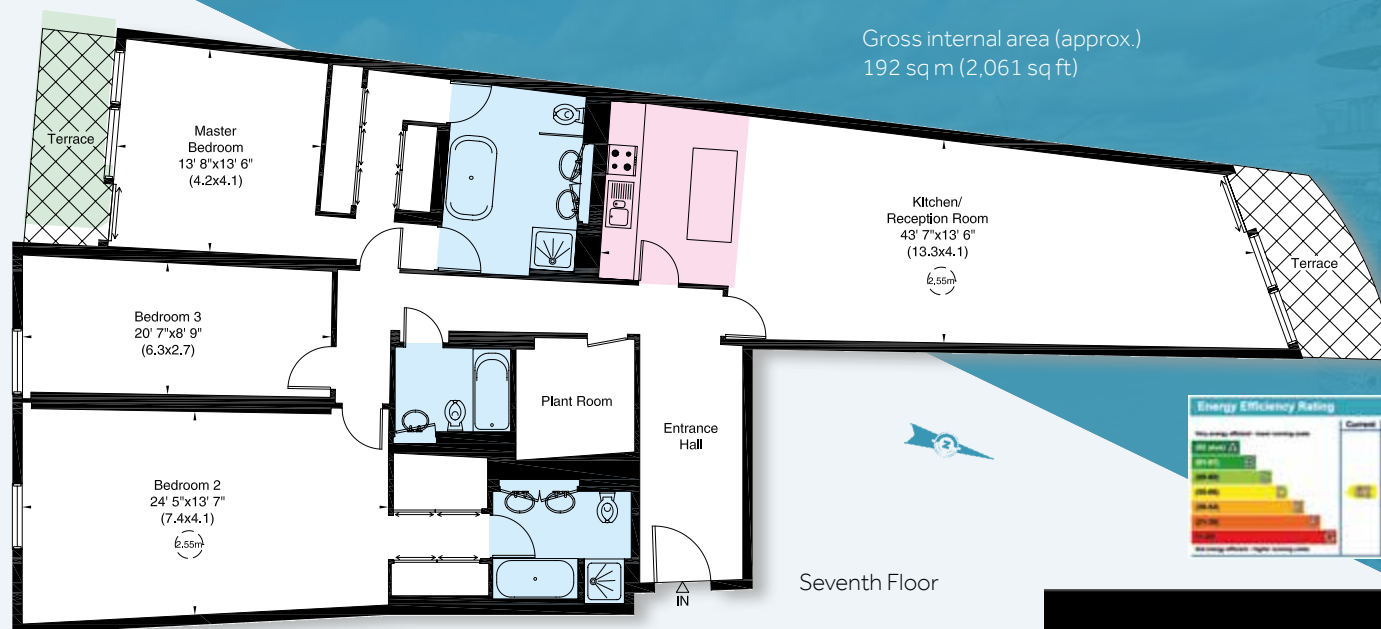
AN EXCEPTIONAL THREE BEDROOM APARTMENT
IN THE PRESTIGIOUS ALBION RIVERSIDE
DEVELOPMENT DESIGNED BY FOSTER AND
PARTNERS. THE APARTMENT IS SITUATED
ON THE SEVENTH FLOOR AND IS IN A SUPERB
POSITION TO BENEFIT FROM VIEWS ACROSS
THE RIVER TOWARDS CHELSEA.





In its original state, this building was developed to a high specification, and benefits from spacious rooms throughout. Comprising 2,061 sq ft/ 192 sq m it has superb views from the reception room, with a large open plan integral kitchen, three large bedrooms, two bath/shower rooms en suite, an additional shower room and excellent storage cupboards. The apartment further benefits from two balconies and one secure underground car parking space.

Albion Riverside is positioned on the south bank of the Thames with excellent pedestrian access to Battersea Park, an increasing local amenity and lifestyle on the doorstep and easy access into Chelsea. The building offers an established and friendly 24 hour security/concierge team, well equipped gymnasium, large indoor swimming pool and a practical private garden. This apartment is in an extremely sought after building with a limited supply ever on the market.



Energy Efficiency Rating		
Current	Potential	Band
21	23	D

3 Bedrooms | 2 Bath / Shower Rooms En Suite | Separate Bathroom | Reception Room
Kitchen | Balcony | Underground Parking | 24 Hour Concierge | Communal Garden | Lift
EPC Rating D

TERMS

GROUND RENT £325 per annum | **SERVICE CHARGE ESTIMATED** £15,000 per annum

TENURE Leasehold - 972 years unexpired | **GUIDE PRICE** £3,250,000 Subject to Contract

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All information in this document is correct to the best of our knowledge at the time of going to print (June 2016). These particulars are set out as a general outline only for guidance to intending Purchasers or Lessees, and do not constitute any part of an offer or contract.