

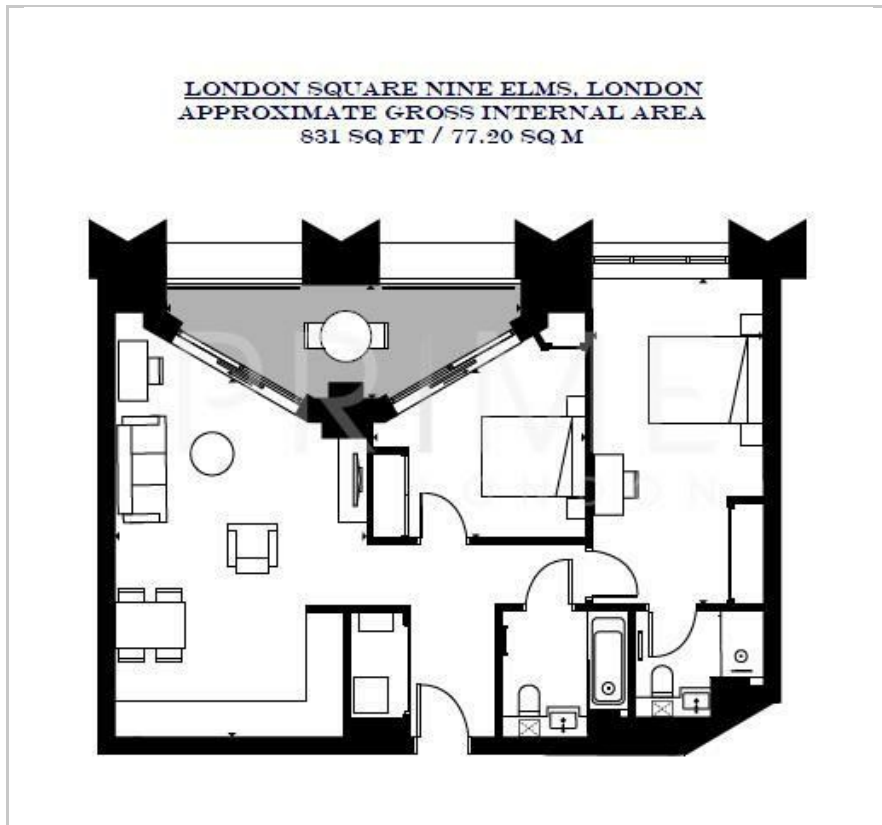
London Square Nine Elms

Nine Elms, SW11 7AB

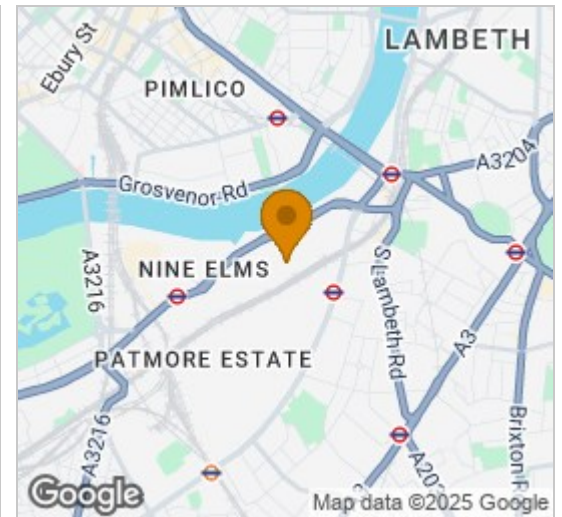
£1,395,000



## Floor Plan



## Area Map



## Energy Efficiency 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	

## Viewing

By appointment. Contact us on 0207 928 6663 if you wish to arrange a viewing appointment for this property, or require further information.

- Two bedroom two bathroom
- 831 sq ft / 77.20 sq m
- Balcony with views of River Thames
- Under floor heating throughout
- Residents lounge
- 24 hour concierge



London Square Nine Elms, a brand new development of well-designed and stylish apartments, is available for first time purchase through Prime London Residential.

This genuinely well positioned development allows residents to enjoy the peace of being protected from both the road and rail, and yet offers iconic views of the American Embassy, River Thames, city.

Positioned close to Nine Elms, Battersea Power Station and Vauxhall stations. Providing excellent access to the London Underground network. London Square Nine Elms has been designed to perfectly balance with its surroundings, putting it in the heart of carefully designed and calming parkland on the doorstep.

\*Images are of the show apartment and are intended to give an example of layout and finishes only.



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 firm's employment has the authority to make or give any representation or warranty in respect of the property.