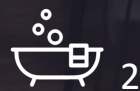


## Graphite Square

Vauxhall Walk, Albert Embankment, SE11 5EE

Best Offers Over £2,500,000





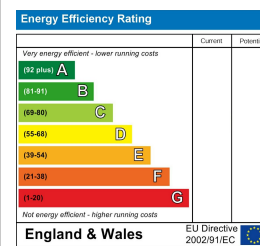
## Floor Plan



## Area Map



## Energy Efficiency Graph



## Viewing

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

- Loft inspired penthouse apartment
- Off-plan sale completing February 2025
- 80,000 sq ft of on site shops and amenities
- 9,000 sq ft residents' podium garden
- Vauxhall Station (0.2 miles)
- 24 hour concierge



**Penthouse Apartment** - This brand new loft-inspired two-bedroom two-bathroom penthouse apartment, with 4m high ceilings and set atop the beautifully designed new Zone 1 residence Graphite Square, is available for first-time purchase through Prime London.

Graphite Square is an exciting new mixed-use development in central London, near the Nine Elms Regeneration area and the River Thames. It features industrial/loft-style homes with bright, open-plan living spaces and floor-to-ceiling doors leading to balconies with stunning London skyline views. The building's main elements—brick, steel, glass, and plants—reflect the Industrial Revolution and resonate strongly in Vauxhall.

Historically a hub for outdoor entertainment, Graphite Square now boasts grand entrance lobbies with ceiling sculptures and high-end interiors. Residents enjoy a 24-hour concierge, landscaped gardens and nearby green spaces like Vauxhall Park, which offers a playground, tennis court, and model houses, as well as Vauxhall City Farm with its diverse animal collection and ecology garden.

The development is just an 8-minute walk from Vauxhall Station (Victoria Line) in London transport Zone 1.

\*View photos from development and CGI images are intended to show example views 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.