



1 Lambeth High Street, London
SE1

GARTON JONES.COM



1 Lambeth High Street, London , SE1

GARTON JONES.COM

9 Albert
Embankment
London
SE1 7SP

Sales +44 (0) 20 7735 1888
nineelms@gartonjones.com
www.gartonjones.com

£785,000 Leasehold

Introducing a luxurious 1-bedroom apartment in Palace View, an exquisite modern development just moments away from the iconic Lambeth Bridge. Boasting an impressive 553sq.ft (51.4sq.m) of living space, this property is sure to captivate. Greeted by a generously sized open-plan reception room, there is a flawlessly integrated contemporary kitchen and floor-to-ceiling windows provide great natural light. The apartment also features a stunning bathroom suite and a delightful balcony, perfect for enjoying a morning coffee or evening sunset. Nestled on the banks of the River Thames, Palace View offers an exceptional standard of living, with unparalleled proximity to renowned landmarks such as Big Ben and the Houses of Parliament. Indulge in the vibrant energy of London's Southbank, with its enticing array of shops, restaurants, and attractions right at your doorstep. Residents of Palace View are treated to an array of first-class facilities, including a state-of-the-art gymnasium and a cinema for relaxation and entertainment. Secure bike storage is provided, catering to an active lifestyle. Additionally, the crown jewel of this remarkable development is the large roof terrace, offering awe-inspiring views of London and to further elevate the living experience, a dedicated 24-hour concierge service is available.

- Electricity Supply — Mains | Water Supply — Mains | Sewerage — Mains | Heating — Comfort Cooling
- Broadband: Check Coverage via Ofcom
- Mobile Signal: Check Coverage via Ofcom
- Parking: No Parking Included
- Lift Access
- Building Safety: EWS1 Available on Request
- Council Tax Band E (London Borough of Lambeth)
- Leasehold: 993 Years Remaining
- Service Charges: £4,524 per annum
- Ground Rent: £500 per annum
- EPC Rating B (84)

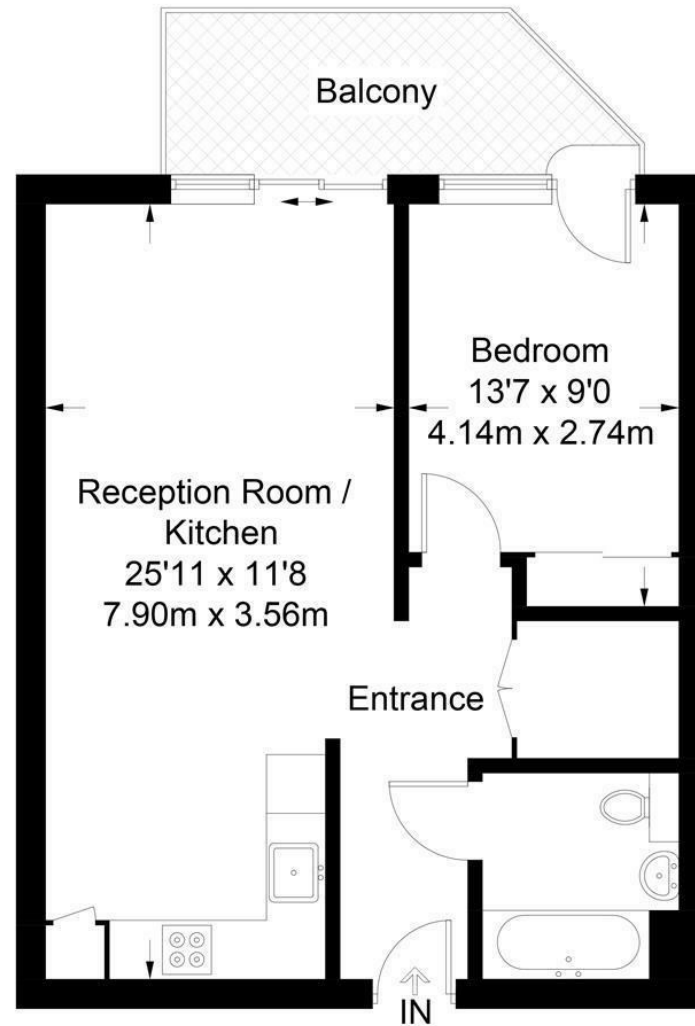
- 1 Bedroom
- 553sq.ft (51.4sq.m)
- Open Plan Reception Room
- Balcony
- Comfort Cooling
- 24 Hour Concierge
- Residents Gym
- Cinema Screening Room
- Communal Roof Terrace
- EWS1 Compliant



EPC certificate available on request.

Palace View

Approximate Gross Internal Area = 553 sq ft / 51.4 sq m



Not to scale, for guidance only and must not be relied upon as a statement of fact.
All measurements and areas are approximate only and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice.

