



27 Albert Embankment, London  
SE1

GARTON JONES.COM



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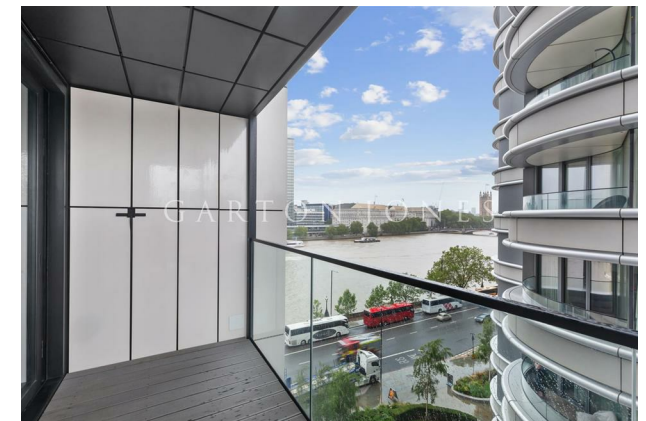
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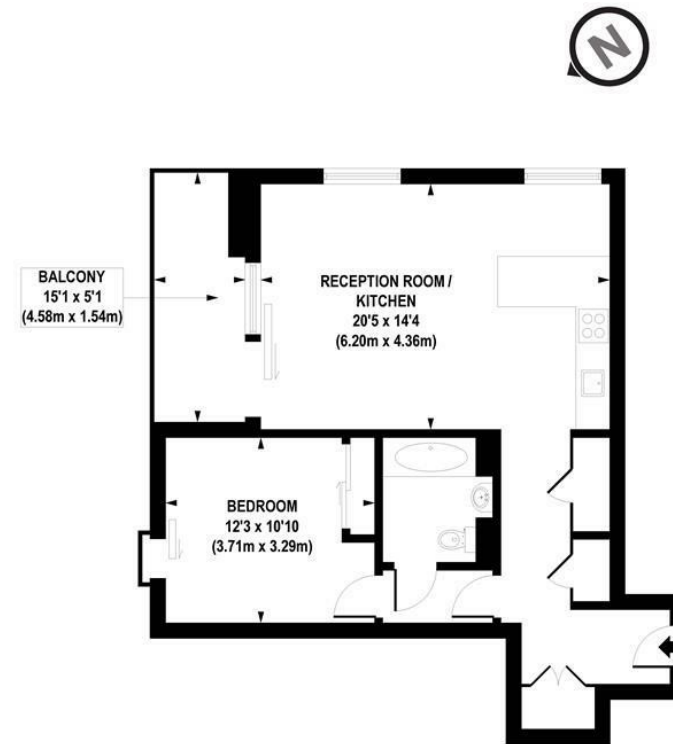
## £770,000 Leasehold

A spacious 1-bedroom apartment of 625sq.ft (58.08sq.m) available for sale in the prestigious Dumont, a landmark development by St James, located on the River Thames. This property benefits from an open plan, dual aspect reception room with floor-to-ceiling windows, a fully fitted interior designed kitchen, views of the River Thames, a luxury bathroom, a utility cupboard, and great storage throughout. Residents Of The Dumont also have exclusive access to first class on-site amenities, including a 19th floor Skyline Club Lounge and bar within the Corniche, an extensive health and wellness suite offering spa treatments, a gymnasium with private training facilities and an indoor infinity pool, a cinema screening room, games room and ten-pin bowling. The Dumont is a short walk from Vauxhall Station, as is the vibrant London Southbank offering residents easy access to many restaurants, bars & theatres.

- 1 Bedroom
- 625sq.ft (58.08sq.m)
- Views of the River Thames
- Balcony
- Great Storage
- 24 Hour Concierge
- Residents Gym
- Swimming Pool, Spa, Sauna & Steam Room
- Cinema Screening Room & Residents Lounge & Bar
- 0.4 Miles from Vauxhall Station



EPC certificate available on request.



**APPROX. GROSS INTERNAL FLOOR AREA 701 sq. ft / 65.13 q. m (Including Balcony)**

**APPROX. GROSS INTERNAL FLOOR AREA 625 sq. ft / 58.08 q. m (Excluding Balcony)**

Floorplan is for illustrative purposes only and is not to scale.  
Every attempt has been made to ensure the accuracy of the floorplan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only.  
Liability for errors, omissions or mis-statement through negligence or otherwise is hereby excluded.

**CP CREATIVE**  
PROPERTY MARKETING



