

75 Battersea Park Road, London
SW8

GARTON JONES.COM



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, SW8

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£510,000 Leasehold

A beautifully presented 2-bedroom apartment of 629sq.ft (58.4sq.m) available for sale in Viridian Apartments, a modern development by Barratt Homes in the heart of the Nine Elms & Battersea regeneration. The apartment has been well maintained and is in a quiet position overlooking Sleaford Street and further benefits from an open plan reception room with floor to ceiling windows and access to a full width private terrace with a bright East facing aspect and views towards the City of London. This apartment comprises 2 spacious bedrooms, 2 modern bathrooms (1 en-suite), a well-equipped kitchen, and benefits from good storage throughout.

Viridian Apartments is a popular development in a fantastic location and residents benefit from a 24-hour concierge service, roof terraces with panoramic views of London and a well-equipped gymnasium. It is conveniently located moments from Battersea Power Station underground services, providing access to the Northern Line allowing very easy, quick travel into Central London, as well as the shopping centre in the Power Station with a range of shops, restaurants, and eateries.

Please note furniture may differ to that shown in the current photos.

- Council Tax Band E (London Borough of Wandsworth)
- Leasehold: 137 Years Remaining (155 Years from 1 January 2008)
- Service Charges: £6,609 per annum
- Ground Rent: £320 per annum
- EPC Rating B (82)

- 2 Bedrooms
- 629sq.ft (58.4sq.m)
- Bathrooms (1 En-Suite)
- Open Plan Reception
- Modern Kitchen
- Large Balcony
- Residents Gym
- 24 Hour Concierge
- Communal Roof Terrace
- 0.1 Miles to Battersea Power Station Tube

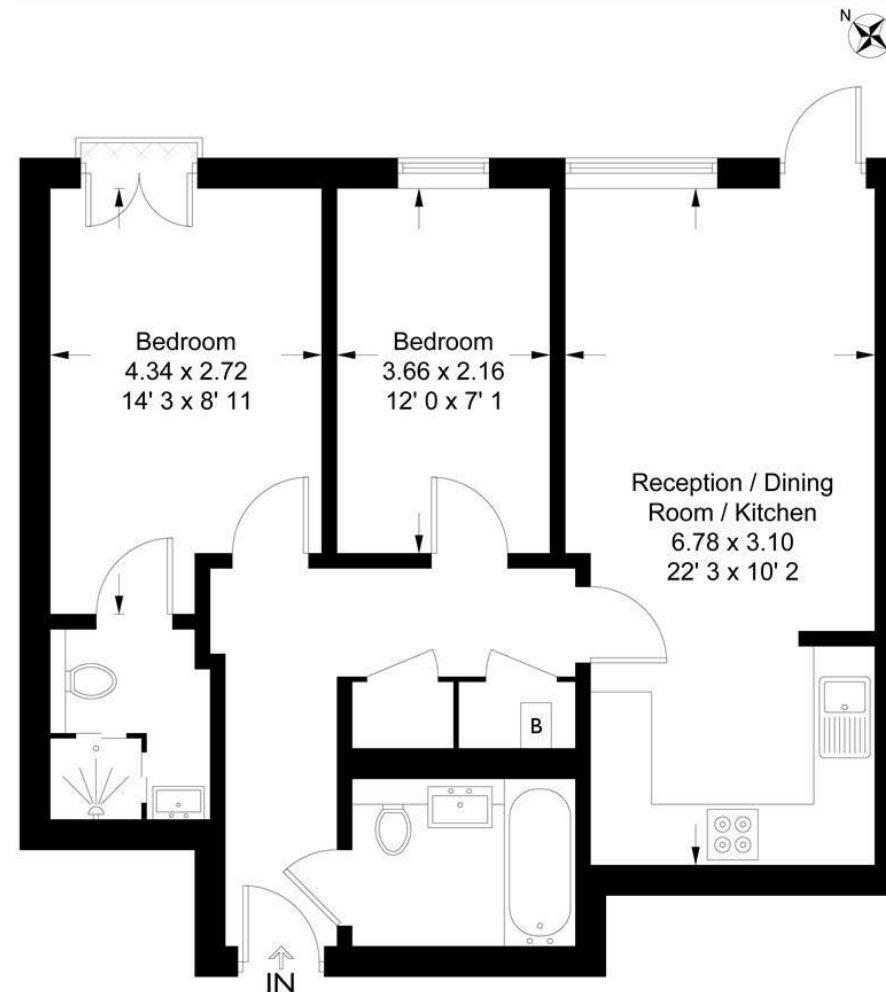


EPC certificate available on request.

Viridian Apartments

Approximate Gross Internal Area = 629 sq ft / 58.4 sq m
Balcony = 2 sq ft / 0.2 sq m

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This plan is not to scale and must be used as layout guidance only. All measurements and areas are approximate and should not be relied upon to provide accurate information. This plan must not be relied upon when making property valuations, design considerations or any other such relevant decisions. We accept no responsibility or liability (whether in contract, tort or otherwise) in relation to any loss whatsoever arising from or in connection with any use of this plan or the adequacy, accuracy or completeness of it or any information within it.



