



Countess House, London
SW6

GARTON JONES.COM



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£725,000 Leasehold

PARKING INCLUDED for this stunning modern larger than average one-bedroom apartment 671sqft (62sqm) located on the 2nd floor of Countess House which forms part of the highly regarded Chelsea Creek development. The property comprises of a spacious open plan living area with a modern kitchen with built in appliances and access to a balcony with views over the canal. Double Bedroom with built in wardrobes, luxury bathroom. . The idyllic canal side development which was built by the renowned Berkeley St George offers On-site a resident's gym, swimming pool, spa and 24-hour concierge. Chelsea Creek is located nearby to Imperial Wharf Overground station and Fulham Broadway Underground station both offering excellent links around London as well as the famous Kings Road which offers a wide range of designer boutiques, top class restaurants, bars and quaint cafes.

Service Charge - £6,653.11 Per Annum
Ground Rent - £175 Per Annum
Lease 999 years from 1st June 2010

EPC B (83)
Council Tax — London Borough Of
Hammersmith & Fulham - Band E

EPC certificate available on request.

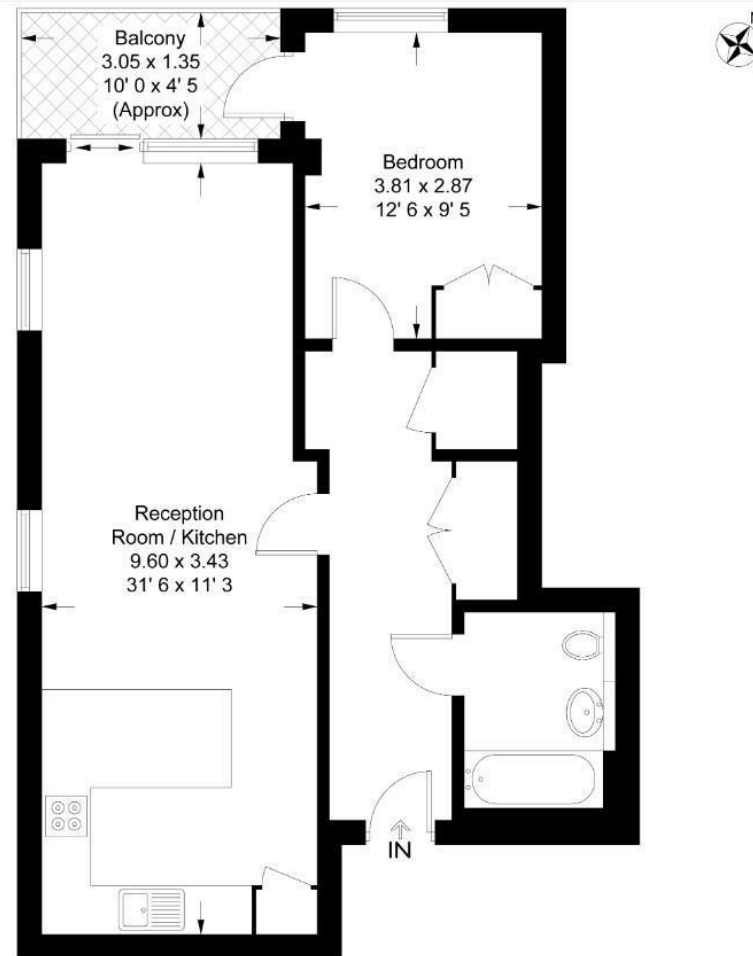
- Larger Than Average One Bedroom Apartment
- 671sqft (62sqm)
- 2nd Floor With Lift
- Idyllic Dockside Location
- Open Plan Lounge — Kitchen Area
- Integrated Appliances
- Parking Included For 1 Car
- Balcony
- 24 Hour Concierge
- Residents Spa — Gym & Swimming Pool



Countess House

Approximate Gross Internal Area = 671 sq ft / 62.4 sq m
Balcony = 44 sq ft / 4.1 sq m

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LONDON



Second Floor

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.



