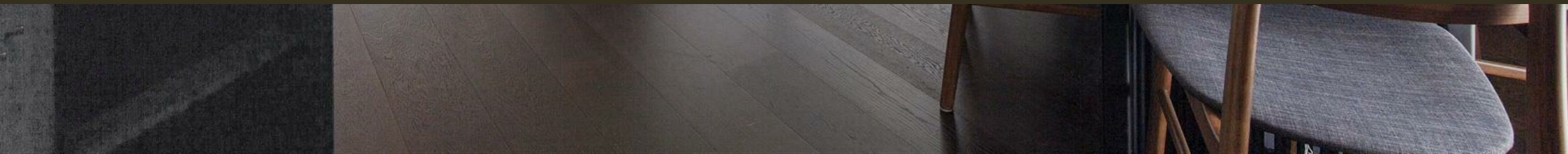




Moore House, 2 Gatliff Road
London SW1W

GARTONJONES.COM



Moore House, 2 Gatliff Road London, SW1W

£1,999,999 Leasehold

A THREE BEDROOM apartment for SALE of approx. 1298 sq.ft (120.60 sq.m) in Moore House, Grosvenor Waterside. This apartment benefits from an open plan reception room, with access to an enclosed BALCONY, a modern kitchen with Miele integrated appliances including a wine cooler, wood flooring, air conditioning, en-suite bathroom plus a separate shower room and good storage. There is SECURE UNDERGROUND PARKING. Residents will have the use of a 24 hour concierge service, a leisure suite with a well-equipped gym and spa facilities. There is an on-site Sainsbury's Local, a coffee shop, crèche and Purple Dragon private kids club. The additional amenities including shops, restaurants and the excellent transport links of both Sloane Square and Victoria are within walking distance.

Leasehold: 999 years from 2003

Service Charges: approx. TBC

Ground Rent: approx. TBC

Available via Garton Jones on-site office at Grosvenor Waterside (underneath Bramah House).

Please note the furniture may differ or not be included to that shown in current photos.

EPC Rating: B (84)

EPC certificate available on request.

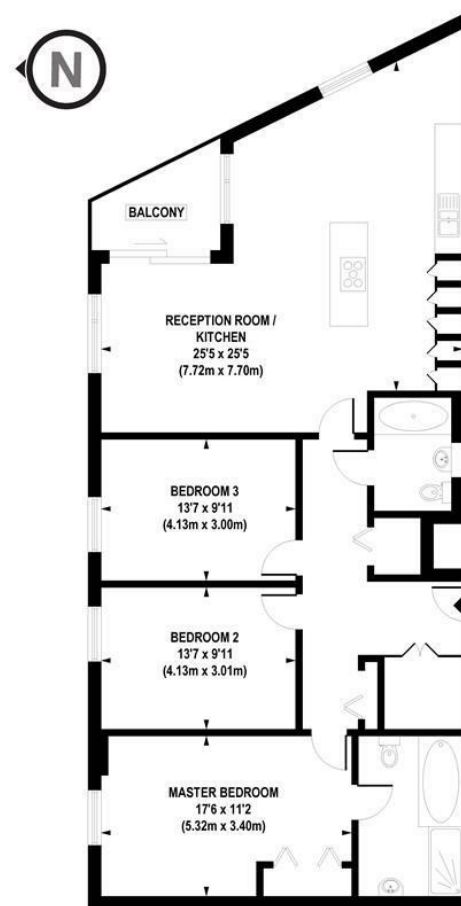
- 1328 Sq.ft (124 Sq.m)
- Three Bedrooms
- Open Plan Reception Room
- Integrated Kitchen
- 2 Bathrooms (1 En-suite)
- 24 Hour Concierge
- Secure Underground Parking
- Private Balcony
- On-Site Sainsbury's, Gym, Coffee Shop & Bakery, Purple Dragon Private Kids Club & Crèche
- Walking Distance to Sloane Square & Victoria Station

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APPROX. GROSS INTERNAL AREA FLOOR 1298 sq. ft / 120.60 sq. m

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

