

ARTILLERY MANSIONS

LONDON, SW1H





Positioned on the fourth floor and measuring to circa 1,114 ft² within the modern extension of a renowned mansion block in Westminster.

A highly convenient and well configured apartment comprising two equally sized bedrooms, one with an en suite bathroom the other with a separate guest shower room; this is an apartment that will appeal as a home, investment or pied à terre.





The large reception room enjoys an attractive outlook across an internal courtyard; this is a development that is renowned for practicality and convenience in central London; moments from St James' Park and the iconic landmarks of Westminster, including Westminster Abbey and the Houses of Parliament.

Secure and tranquil, with a 24 hour concierge team, and private underground residents parking, this is a highly desirable property to own in the heart of central London.

Transport links include St James' Park station within 0.1 miles, and Victoria Station 0.4 miles away.



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Approximate Internal Area

1,114 ft² / 103.5 m²

This floor plan has been drawn in accordance with RICS Property Measurement 2nd edition. All measurements, including the floor area, are approximate and for illustrative purposes only.

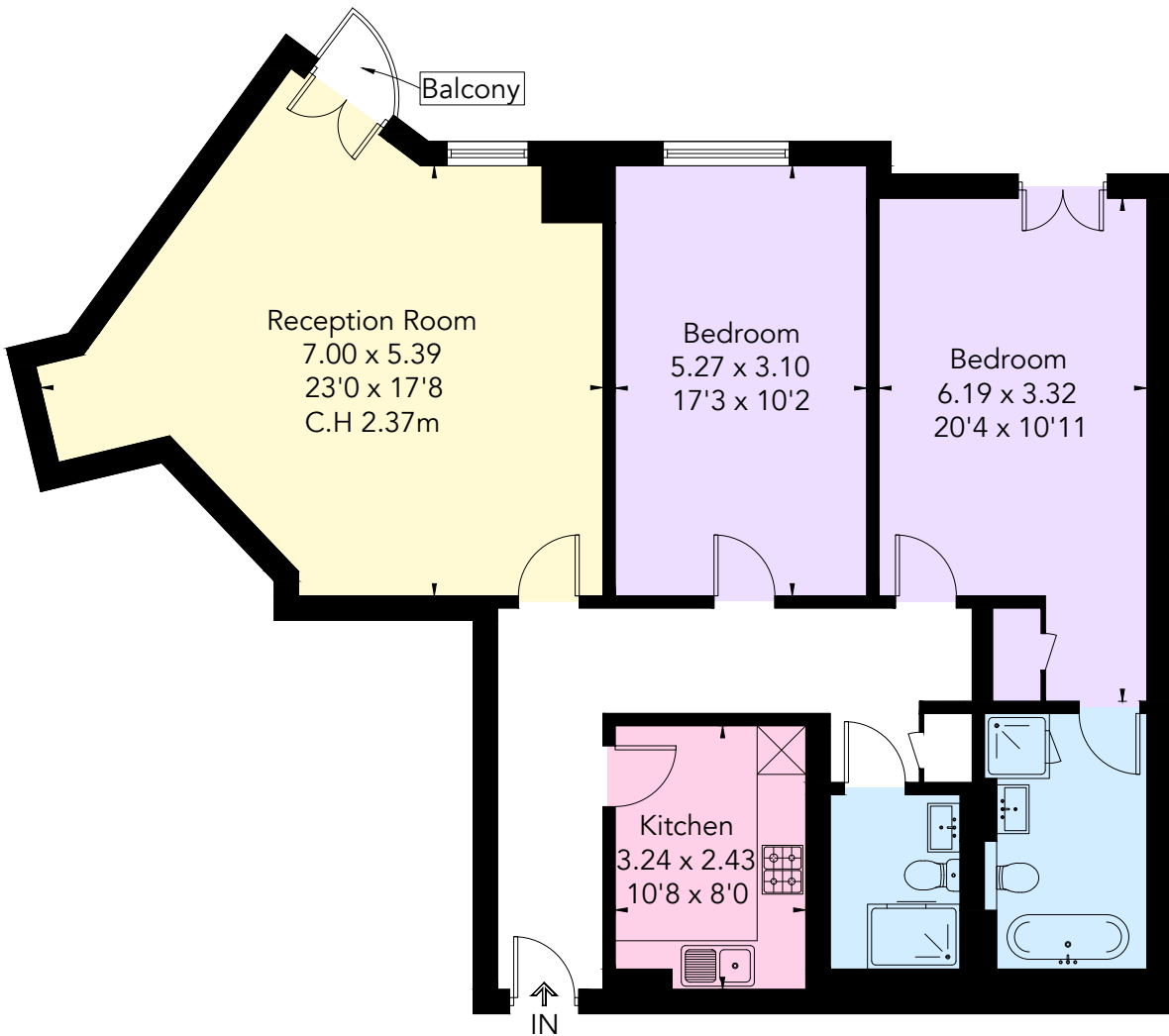
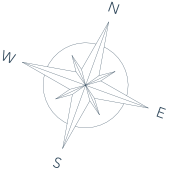
Asking Price:	£985,000
Tenure:	Share of Freehold
Service Charge:	£4,900 pa
Ground Rent:	£150 pa
Local Authority:	Westminster
Council Tax:	Band G

Score	Energy rating	Current	Potential
92+	A		
81-91	B	83 B	84 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		



Tedworth Property

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Fourth Floor

Disclaimer Every attempt has been made to ensure accuracy, however these property particulars are approximate and for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of any fixture or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked prior to agreeing a sale.