



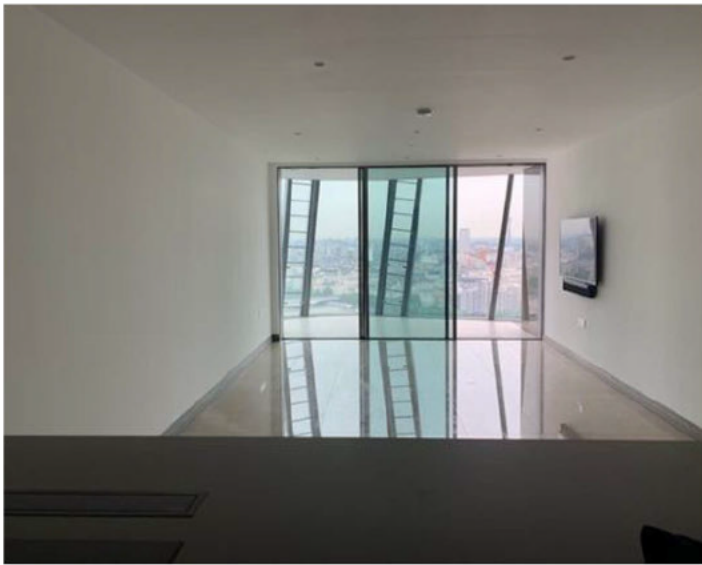
235 One Blackfriars, Blackfriars Road, London SE1 9GQ

Luxurious two bed apartment in One Blackfriars. This outstanding apartment consists of a spacious reception area, offering amazing West views, complete with parking & amazing facilities. This apartment has a full view of the river Thames, the Houses of Parliament, and the London Eye, away from construction and train noise. The master bedroom includes an en suite bathroom and a further double bedroom, a shower room, and a fully fitted open plan kitchen. Also, it has marble flooring and floor to ceiling windows giving the apartment an amazing natural bright light. Residents will enjoy a wide range of exquisite on-site luxury facilities, including a swimming pool, a cinema room, executive lounge, golf simulator, wine cellar, thermal suite facilities alongside a large gym with state-of-the-art equipment overlooking a private Zen garden. One Blackfriars is located on the South bank, a prime central London location, hosting museums and theatres, and just a five minute walk from London Waterloo train station, under fifteen minutes by car from the Houses of Parliament and under half an hour from the City and Knightsbridge. Furnishing the apartment is to be done by separate negotiation.

2 Bedrooms : Shower Room : En Suite Bathroom : Reception Room : Kitchen : Utility Room :
Balcony : Parking : Leisure Facilities : EPC Rating TBC

Subject To Contract

Long Let



Fees and Charges

Upfront payments/fees for letting this property, if it is an AST letting, consist only of the rent, tenancy deposit and any agreed holding deposit (if applicable). For a list of administrative payments and fees applicable to all other lettings, please contact us for further information.

Disclaimer

These particulars have been produced as a general guide for this property only and no other purpose. They are not an offer or contract. You should not rely on statements in these particulars or by word of mouth or in writing as being factually accurate about the property, its condition or its value. Neither any primary agent or joint agent has any authority to make or give any representations or warranties in relation to the property, and accordingly any information given is entirely without responsibility on the part of the agents or lessor(s).

The photographs show only certain parts of the property as they appeared at the time they were taken. Any areas, measurements and distances given are approximate only. Any reference to alterations to, or use of, any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained nor have any services, equipment or facilities been tested. A lessee should satisfy themselves by inspection or otherwise. The VAT position relating to the property may change without notice. Please contact us for further information regarding the approved Client Money Protection (CMP) scheme and the property redress scheme which we are a member of.

