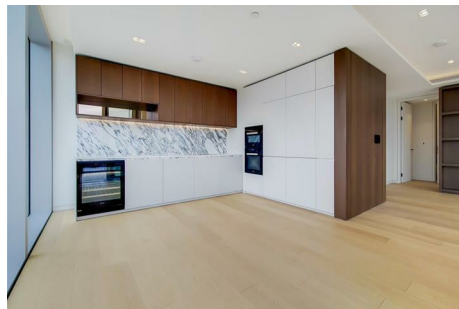




FIELDHOUSE

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Apartment 3302 One Casson Square

Waterloo, London, SE1 7RX

Set on the 33rd floor of One Casson Square, this stunning TWO DOUBLE BEDROOM PENTHOUSE APARTMENT boasts a feature open plan reception room with triple glazed floor-to-ceiling windows and external terrace, oak herringbone flooring and a beautifully designed kitchen with Miele integrated appliances. This development is located in one of London's most desirable locations right next to Waterloo Train Station and offers dual aspect views. One Casson Square comprises various luxury amenities such as a 24-hour concierge, an exclusive residents' Lounge and modern, residents-only gym and spa. Available Immediately!

Minimum Length of Tenancy: 12 Months
Council Tax: Lambeth Borough Council
Council Tax Band: H

£8,233 PCM

Apartment 3302 One Casson Square

Waterloo, London, SE1 7RX



- OPEN PLAN LIVING SPACE
- ENSUITE BATHROOM
- PRIVATE RESIDENTS RESIDENTS LOUNGE
- MODERN FITTED KITCHEN
- PRIVATE TERRACE SPACE
- 24 HOUR CONCEIRGE
- TWO DOUBLE BEDROOMS
- ONSITE GYM & SPA FACILITIES
- AVAILABLE IMMEDIATELY



Directions

From Waterloo, follow Exit signs for 'The Southbank', 'Southbank Pier' or 'The London Eye'. This will bring you to the Exit within 8 Casson Square. From here, walk out onto York Road, turn left and One Casson Square is on your left-hand side.



Floor Plan



One Casson Square, SE1

CAPTURE DATE 19/08/2022 LASER SCAN POINTS 77,548,897

GROSS INTERNAL AREA

94.20 sqm / 1013.96 sqft



— Thirty-third Floor

GROSS INTERNAL AREA (GIA)
The footprint of the property
94.20 sqm / 1013.96 sqft

NET INTERNAL AREA (NIA)
Excludes walls and external features
Includes washrooms, restricted head height
86.93 sqm / 935.71 sqft

EXTERNAL STRUCTURAL FEATURES
Balconies, terraces, verandas etc.
7.34 sqm / 79.01 sqft

RESTRICTED HEAD HEIGHT
Limited use area under 1.5m
0.00 sqm / 0.00 sqft

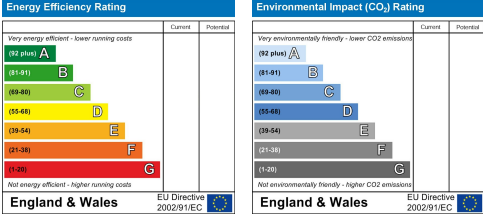


Spec Verified floor plans are produced in accordance with Royal Institution of Chartered Surveyors' Property Measurement Standards. Plots and gardens are illustrative only and excluded from all area calculations. Due to rounding, numbers may not add up precisely. All measurements shown for the individual room lengths and widths are the maximum points of measurements captured in the scan.

IPMS 3B RESIDENTIAL 104.56 sqm / 1125.47 sqft
IPMS 3C RESIDENTIAL 98.57 sqm / 1061.00 sqft

SPEC ID 62fcdef3546890daffee4b4

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.



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