



ABELL HOUSE, 31 JOHN ISLIP STREET
LONDON, SW1P

Asking Price £2,180,000 Leasehold

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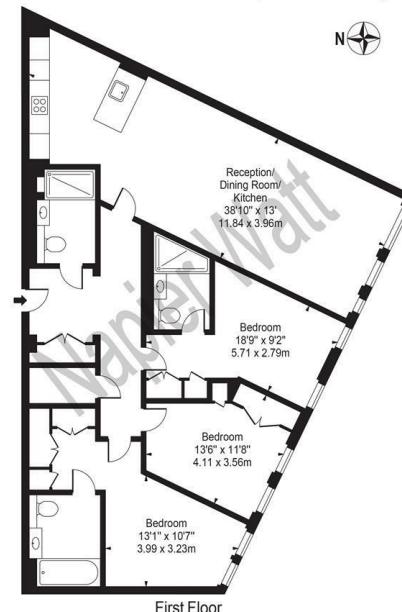
Description

A first floor flat situated in a recently built development which is well known for its high specification and internal amenities. It is approached via an impressive triple height entrance with a 24 hour concierge and comfortable seating for residents and visitors.

3 Bedrooms : Shower Room : En Suite Bathroom : En Suite Shower Room : Double Reception Room : Kitchen : 24 Hour Concierge : Lift : Leisure Facilities : Swimming pool : Bike Storage ; EPC Rating B



Abell House
Approx. Gross Internal Area 1387 Sq Ft - 128.86 Sq M



For Illustration Purposes Only - Not To Scale
This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract.
Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement.
Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.

TERMS

Leasehold : 01/01/3012 - 991 years

For Clarification we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a survey, nor tested the services, appliances and specific fittings. Room sizes are approximate and rounded: they are taken between internal wall surfaces and therefore include cupboards/shelves, etc. Accordingly, they should not be relied upon for carpets and furnishings. Formal notice is given that all fixtures and fittings, carpeting, curtains/blinds and kitchen equipment, whether fitted or not, are deemed to be removable by the vendor unless specifically itemised within these sales particulars.