



CLELAND HOUSE, JOHN ISLIP STREET  
LONDON, SW1P

Asking Price £2,080,000 Leasehold

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**NAPIER WATT**

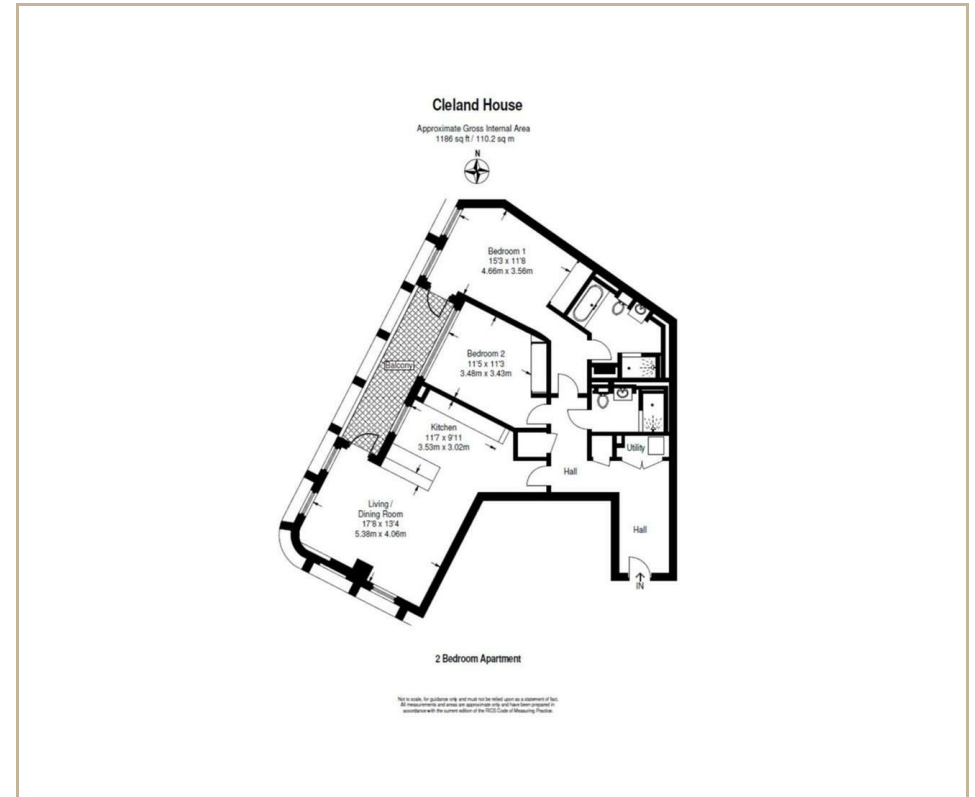
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## Description

SOLD MORE PROPERTIES REQUIRED A stunning two bedroom, two bathroom apartment situated within highly sought after luxury Cleland House, in the heart of Westminster. Over 1186sqft, this modern apartment features state of the art appliances and is fully furnished to a high standard throughout.

Benefit from a 24hr concierge service, swimming pool and gym and a private balcony.

Entrance Hall : 2 Bedrooms : Shower Room : En Suite Bathroom : Reception Room : Kitchen : Balcony : 24 Hour Concierge : Pool : Gym : EPC Rating B



## TERMS

Leasehold, expires 04/03/3013  
Service Charge: £5,113 per half year inc reserve fund  
Ground Rent £350 per half year  
Council Tax Band G

**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.

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