Dawson House 11 Circus Road West, Battersea Power Station, SW11

Guide Price £1,250,000, Leasehold

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Description

A stunning, two double bedroom, two bathroom fourth floor apartment located opposite and part of the iconic Battersea Power Station development.

This stylish, modern apartment offers 1,148 sqft / 106 sqm of accommodation and boast a minimalistic contemporary interior with with elegant, herringbone, parquet flooring, neutral walls, creating a bright and inviting atmosphere. The kitchen is fitted with premium integrated appliances. In addition there is mood lighting, comfort cooling, and heating controlled via display panels.

Residents enjoy exclusive access to a range of first-class amenities, including a 24-hour concierge service, an on-site gym, a 20m swimming pool, spa, cinema, games room, meeting room, extensive landscaped communal gardens, resident's roof terrace and bar.

Elegant Reception Room : Open Plan Well Fitted Kitchen : Full Width Winter Garden : 2 Double Bedrooms : 2 Bathrooms (1 Ensuite) : Secure Non Reserved Under Ground Parking With Electric Point :24hr Concierge : Gym & Leisure Facilities : Cinema : Communal Roof Terrace : EPC Rating B

Key Features

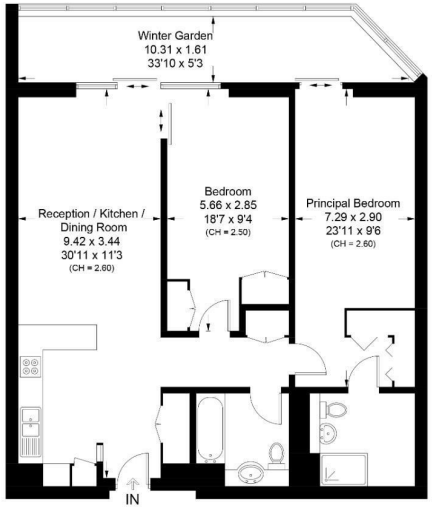
- BY ORDER OF THE RECEIVERS
- RIGHT TO PARK NOT RESERVED
- GAMES ROOM, CINEMA & MEETING ROOMS
- RIVERSIDE LOCATION
- COMFORT COOLING & MOOD LIGHTING
- FOURTH FLOOR WITH LIFT
- 24 HOUR CONCIERGE
- LOCATED OPPOSITE ICONIC GRADE II* LISTED BUILDING

Terms

Leasehold : 999 years less 20 days from 7 January 2013 ie 988years
Service Charge : £12,102.39 pa
Ground Rent : £874 pa
EPC : B - Council Tax : Wandsworth Band G

Dawson House, SW11

Approximate Area = 106.7 sq m / 1148 sq ft



Surveyed and drawn in accordance with the International property measurements standards (IPMS 2: Residential) Not drawn to scale unless stated.
Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

IMPORTANT: We would inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.