



An exceptional two bedroom apartment

Montevetro, 100 Battersea Church Road, Battersea, SW11

Leasehold



Virtual viewing available • Open plan reception/dining room • Fully fitted kitchen • 2 bedrooms • 2 bathrooms • Secure underground parking • 24 hour concierge and security • Residents' gym and tennis court

Local information

Montevetro is a desirable riverside development situated on the banks of the Thames close to Battersea Bridge, offering excellent 24 hour security and concierge service, as well as a residents' gym and tennis court. There is also a secure underground carpark in which this apartment has a designated space.

Whilst being a short walk from the popular bars and restaurants of Battersea Square, Montevetro also offers easy access to the wide open spaces of Battersea Park and the fashionable shopping districts and eateries of Chelsea.

About this property

A spacious two bedroom apartment within the iconic Montevetro Building in Battersea. The apartment is situated on the second floor. Entering into a spacious entrance hall, double doors open into the magnificent west facing reception/dining room, an ideal space for entertaining, your eyes get instantly drawn out of the floor to ceiling windows to the stunning panoramic river views. You get a real feeling of space and an abundance of natural light. The middle windows slide open to create a Juliet balcony and allow in fresh air. The integrated kitchen has a wide range of units and integrated appliances. The apartment further comprises a stylish principal bedroom with bountiful built in wardrobes and an en suite bathroom. The second

double bedroom has the use of a separate family bathroom.

The apartment offers one secure underground parking space. Residents' benefit from 24 hour concierge, a residents' gym and private tennis court.

Tenure

Leasehold

Local Authority

Wandsworth

EPC rating = C

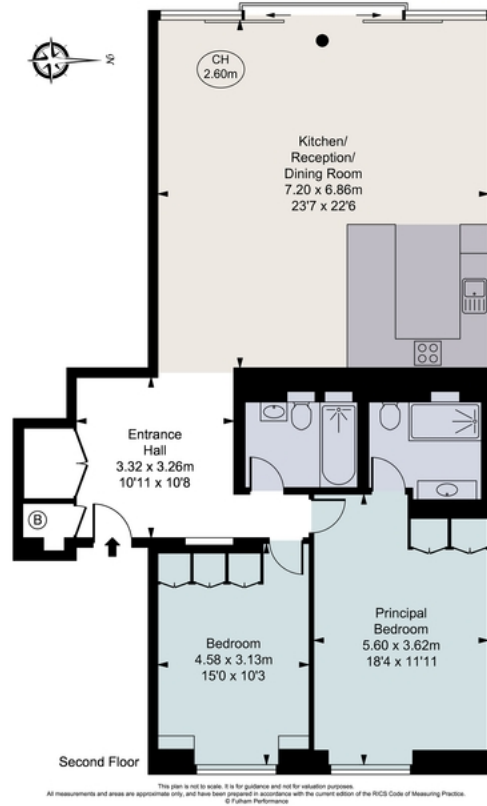
Viewing

Strictly by appointment with Savills





Montevetro,
 BatterseaChurch Road, SW11
 Approximate Gross Internal Area
 112.88 sq m / 1,215 sq ft
 (CH = Ceiling Heights)



| Energy Efficiency Rating | | |
|---|----------------------------|-----------|
| | Current | Potential |
| Very energy efficient - lower running costs | | |
| (92-100) A | | |
| (81-91) B | | |
| (69-80) C | 72 | 74 |
| (55-68) D | | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| Not energy efficient - higher running costs | | |
| England, Scotland & Wales | EU Directive 2002/91/EC | |

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