EXCEPTION NEW APARTMENT WITH STUNNING PRIVATE TERRACE

PALACE VIEW, 1 LAMBETH HIGH ST, LAMBETH, LONDON, SE1 7AH

Furnished, £580 pw (£2, 513.33 pcm) + £285 inc VAT tenancy paperwork fee and other charges apply.*

Available from 28/04/2018
EXCEPTION NEW APARTMENT WITH STUNNING PRIVATE TERRACE

PALACE VIEW, 1 LAMBETH HIGH ST,
£580 pw (£2, 513.33 pcm) Furnished

- 1 Bedrooms • 1 Bathrooms • 1 Receptions
- Beautiful apartment in a luxury new development • Amazing, large, south facing terrace • Excellent location for easy access to the Southbank • Resident's gym, roof terrace, bike storage and cinema room • 24/7 concierge • Double bedroom (with built-in storage) • Luxury bathroom • Open-plan contemporary kitchen • 6th floor (with lift) • High quality furniture to be

Description
Exceptional new apartment with an epic, private, south facing terrace.
Set on the 6th floor of this highly desirable new development, this stylish 1 bedroom property has been designed to cleverly maximise its space and is presented in excellent condition throughout with contemporary fixtures and fittings and will be furnished with high quality furniture. The apartment benefits from a luxury bathroom and a stylish kitchen as well as an exceptionally large private terrace.

The property comprises: 1 bedroom, 1 bathroom, reception, open-plan kitchen and private large private terrace.

The tenants will be able to enjoy the residents’ facilities Palace View including: gym, cinema, bike storage and large roof terrace.

There is a 24/7 concierge and all apartments are fitted with ultra-fast hyperoptic broadband.

Energy Performance
A copy of the full Energy Performance Certificate is available on request.
Situation
Palace View is an exclusive boutique development situated opposite the magnificent Lambeth Palace. The development is just a few metres from the River Thames and a short walk (0.5 miles) to Westminster Bridge - the start of London’s iconic ‘Southbank’.

Local points of interest include, the UKs largest cinema screen at the BFI IMAX, Royal Festival Hall, Hayward Gallery, National Theatre, Young and Old Vic Theatres, the Garden Museum and London Eye. However, the unexpected discovery about this location is the ease with which one can access central London. For motorists the area benefits from a rare discount to the London congestion charge scheme.

Local transport connections include:
Jubilee, Circle and District line (Westminster): 0.7 miles (approx.)
Bakerloo Line, Lambeth North: (approx.) 0.4 miles.
Victoria Line (Vauxhall): (approx.) 0.6 miles

FLOORPLANS
Gross internal area: 570 sq ft, 53 m²
*Tenancy paperwork fees including drawing up the tenancy agreement, reference charge for one tenant - £285 (inc VAT), £38 (inc VAT) for each additional tenant, occupant, guarantor reference where required. Inventory check out fee – charged at the end of the tenancy. Third party charge, sliding scale, dependent upon property size and whether furnished/unfurnished/part furnished and the company available at the time. For example, a minimum charge being £69 (inc VAT) for a one bedroom flat in the country and maximum of £582 (inc VAT) for a 6 bedroom London house. Deposit – usually equivalent to six weeks rent, though may be greater subject to mutual agreement. Pets – additional deposit required generally equivalent to two weeks rent. For more details visit Savills.co.uk/fees. Please be advised that the local area may be affected by aircraft noise and/or planning applications. We advise you make your own enquiries. 201804275EAE

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