

## Drake House, St George's Wharf, Vauxhall, SW8

OIEO **£700,000** | Leasehold



# Drake House, St George's Wharf, Vauxhall, SW8

-  2 Bedrooms
-  2 Bathrooms
-  1 Reception
-  Balcony
-  Gymnasium
-  Local Amenities
-  24-Hour Concierge
-  0.1 MI Vauxhall

A spacious two bedroom, two bathroom, property set within the much sought-after development of St George's Wharf overlooking the Thames at Nine Elms, SW8.

Accommodation spans 860 sq ft and comprises a large living room with access to a private west facing balcony with river views, fully fitted contemporary kitchen, wood flooring, good sized bedrooms, master bedroom with built in storage and en suite, a further bedroom and a family bathroom.

Residents benefit from exceptional onsite amenities including 24-hour concierge, restaurants, a supermarket, a gym, and an NHS GP and dental practice. The development is in the heart of Vauxhall and opposite MI6, which is adjacent to Vauxhall Bridge, just a stone's throw from Vauxhall Station, the River Thames, the picturesque Bonington Square and the desirable Italo Deli.

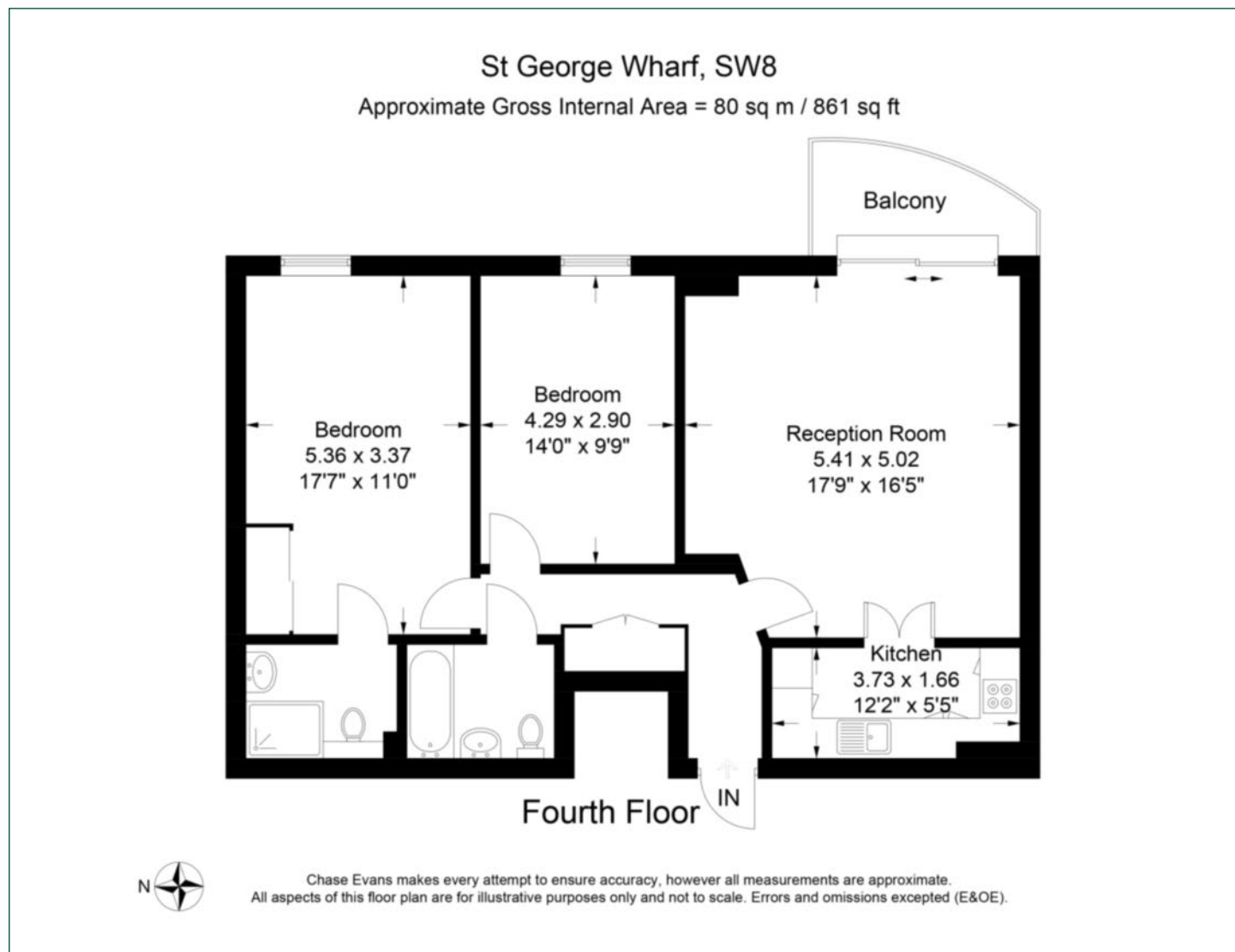


<b>Tenure:</b>	Leasehold (977 years remaining)	<b>Local Authority:</b>	Lambeth London
<b>Ground Rent:</b>	£175 p.a.	<b>Council Tax Band:</b>	C
<b>Service Charge:</b>	£4,602.86 p.a.	<b>EPC:</b>	C



# Floorplan

861 sq ft | 80.0 sq m



## Elephant & Castle

One The Elephant, 5 St Gabriel Walk, London, SE1 6FG

## Sales

020 3869 2898 | [eandc.sales@chaseevans.com](mailto:eandc.sales@chaseevans.com)

**We're here to help.**

IMPORTANT NOTICE - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.

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