



## VIADUCT GARDENS, SW11

£2,750 per month

Studio apartment  
Private terrace  
24-hour concierge  
Private gym and spa  
Indoor pool and sky pool  
Cinema and lounge

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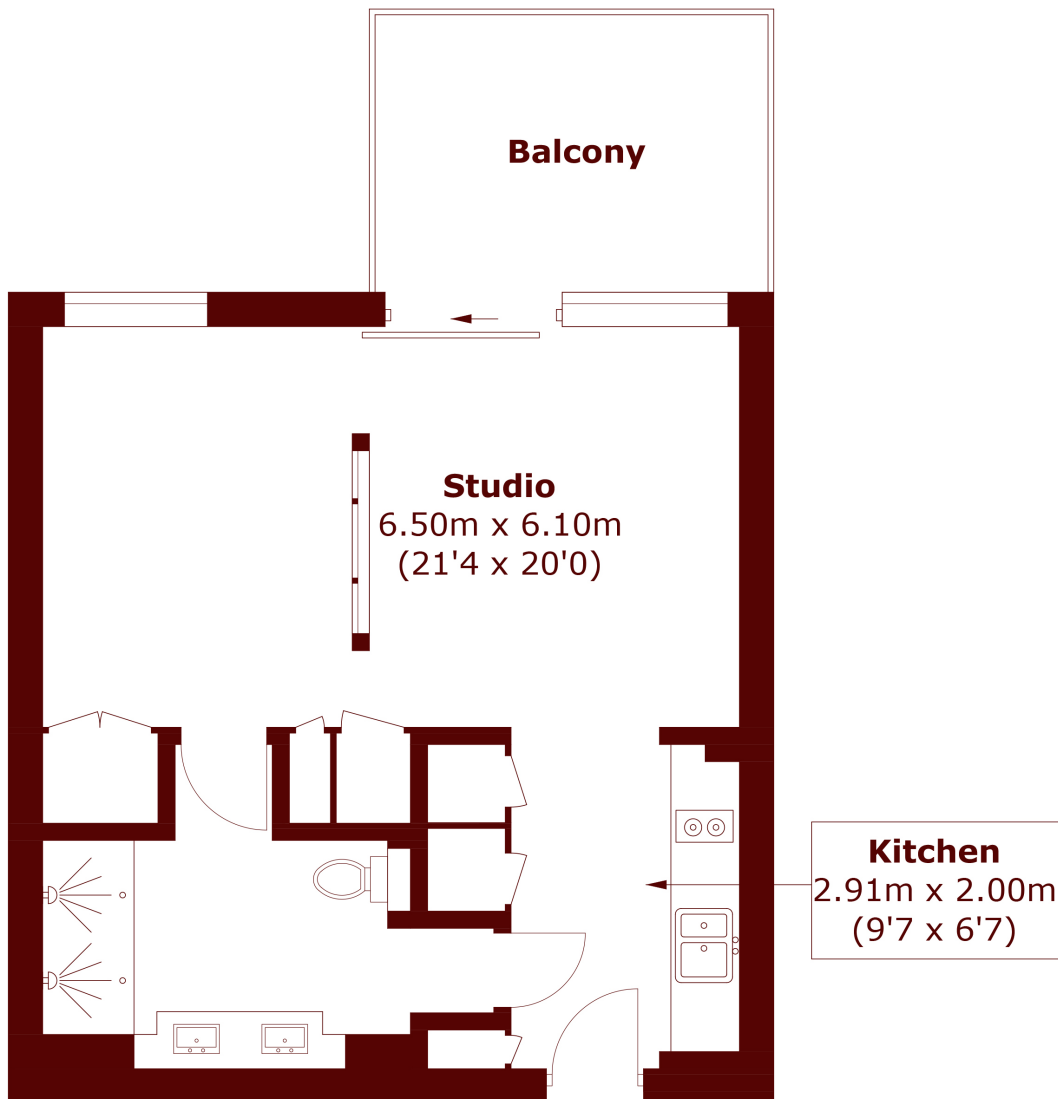


# ABOUT THE PROPERTY

A superb studio apartment set within the prestigious Legacy Building at Embassy Gardens, one of Nine Elms' most celebrated residential developments. The property has been designed to an exceptional specification and offers a bright, open plan living and sleeping area alongside a well appointed kitchen and a modern bathroom. Residents enjoy access to an outstanding range of on-site facilities including a 24-hour concierge service, two private gyms, an indoor swimming pool, a cinema screening room, a residents' lounge and the iconic Sky Pool connecting the two Legacy Building towers.



# STEP INSIDE VIADUCT GARDENS



Total area (approx.): 40.0 sq. m (430.5 sq. ft)  
Balcony : 8.3 sq. m (89.3 sq. ft)

**Kennington**  
020 7932 2920

Energy Rating: B We aim to make our particulars both accurate and reliable. However, they are not guaranteed; nor do they form part of an offer or contract. If you require clarification on any points then please contact us, especially if you're traveling some distance to view. Please note that appliances and heating systems have not been tested and therefore no warranties can be given as to their good working order

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