

Monarch Point

Imperial Wharf, London SW6

£1,050,000



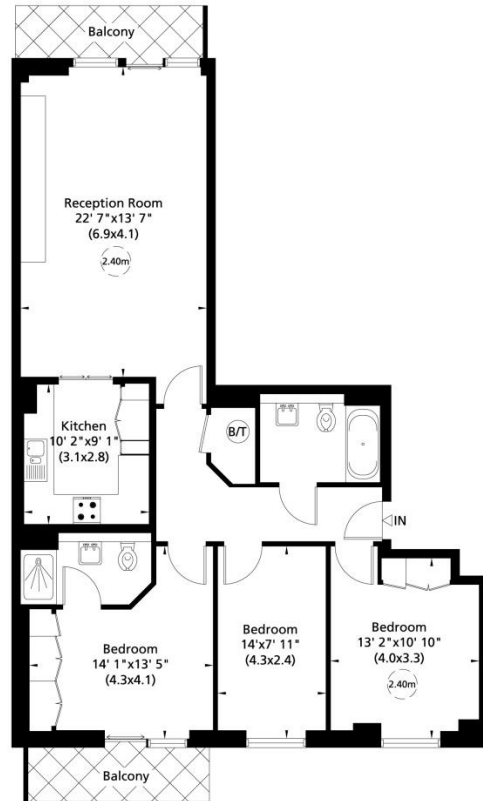
A superb 3 bedroom, 4th floor apartment located in the heart of Imperial Wharf with views of the river over landscaped gardens. Imperial Wharf is a young, vibrant riverside development situated on the Chelsea/Fulham border with a range of superb restaurants. Imperial Wharf station links in to the underground network at West Brompton and Shepherds Bush.



Entrance Hall • Reception Room • Kitchen • 3 Double Bedrooms • Shower Room (En Suite)
Guest Bathroom • 2 Balconies • Comfort Cooling (Heating & Cooling) • Video Entry Telephone • Lift
One Underground Parking Space • 24 Hour Concierge & Security Service • Residents' Gym
To include: Curtains/Blinds • Kitchen Fittings, Appliances & Laundry Equipment • Standard Light Fittings



Gross Internal Area : 97 Sq. metres
1048 Sq. feet
Balcony Area: 10 Sq. metres
104 Sq. feet

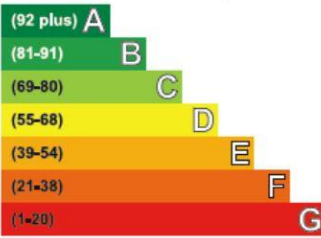


Fourth Floor

Not to scale, for guidance only and must not be relied upon as a statement of fact. All measurements and areas are approximate only (and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice).

Energy Efficiency Rating

Very energy efficient - lower running costs



Not energy efficient - higher running costs

Current	Potential
81	83



Lease: 999 years from December 1999
Local Authority: London Borough of Hammersmith & Fulham

Imperial Wharf Amenities:

- Riverside Walk • Secure Underground Parking Facilities
- Double Tree by Hilton • Inn Fusion Restaurant and Bar
- Waterside Pub • Restaurants • Residents' Gym • Laundry Service
- 24 Hour Concierge and Security Service

Local Transport Links:

- Imperial Wharf Station (Overground)
- Under 15 minutes walk to Fulham Broadway (District)
- C3, 391 from Imperial Wharf; 424, 22 & 14 within a short walk
- Within easy reach of the Kings Road
- Imperial Wharf Taxi Hail Point
- River Taxi at Chelsea Harbour Pier

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