0247 401 2020 | enquiries@globalhouseestates.com

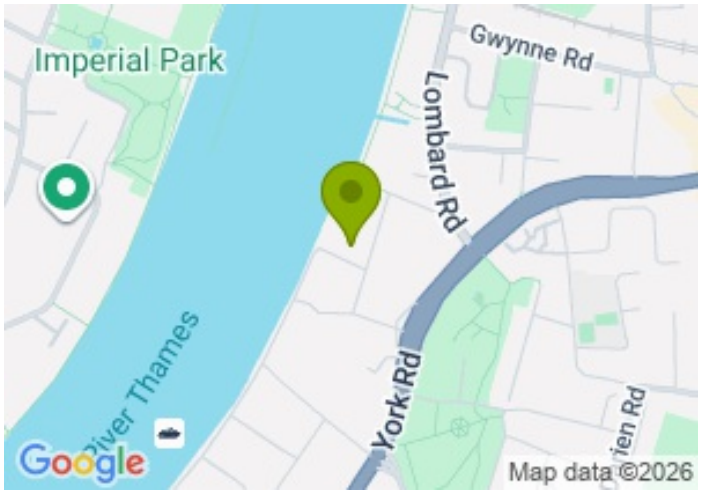
ALTURA TOWER, BRIDGES COURT ROAD, LONDON

£700,000.00

2 2 1



- Two-bedroom apartment
- Wraparound winter balcony
- 10th floor
- Underground secure parking
- 24h concierge service
- Spectacular river views
- Chain-free
- 1,138 sq. ft internal area



Propety Description

Located on the tenth floor of the sought-after Altura Tower, this exceptional two-bedroom, two-bathroom apartment offers 1,138 sq. ft. of beautifully designed living space and stunning, uninterrupted views across the River Thames.

Upon entering, you are welcomed by a bright and large open-plan living space, where floor-to-ceiling windows flood the apartment with natural light while perfectly framing the spectacular river views. The spacious reception area provides ample room for both relaxing and dining, connecting to the impressive wraparound winter balcony, which extends across all rooms and creates a versatile space to be enjoyed throughout the year. The contemporary kitchen is finished with sleek cabinets and integrated appliances.

The generous principal bedroom benefits from fitted wardrobes and a modern en-suite shower room. A second spacious double bedroom also enjoys a large space. The main bathroom is a stylish, three-piece suite. The apartment further benefits from excellent storage throughout, comfort cooling, and floor-to-ceiling double-glazed windows, enhancing both comfort and energy efficiency.

Residents of Altura Tower enjoy access to a 24-hour concierge service and secure underground parking. This development is ideally positioned on the South side of the River Thames in Battersea, offering a vibrant lifestyle within easy reach of Battersea Square, Wandsworth Town, Clapham Junction, and Battersea Park, all providing an excellent selection of cafés, restaurants, shops, and leisure facilities.

Excellent transport connections are available nearby, with Clapham Junction station providing fast links into Victoria and Waterloo, alongside a variety of bus routes offering convenient access across London. The Thames Clipper river boat service from Plantation Wharf Pier is also just a short walk away, providing an additional scenic route into the City and Canary Wharf.

The property is currently tenanted and can be offered with vacant possession. Contact Global House Estates for more information.

Length of lease: circa 130 years remaining
Service charge: circa £9963 per annum
Ground rent: £300 per annum

All data and information set forth on this website regarding real property, for sale, purchase, rental and/or financing, are from sources regarded as reliable. No warranties are made as to the accuracy of any descriptions and/or other details and such information is subject to errors, omissions, changes of price, tenancies, commissions, prior sales, leases or financing, or withdrawal without notice. Square footages are approximate and may be verified by consulting a professional architect or engineer.

Viewing

Please contact our Global House Estates Ltd Office on 0207 401 2020 if you wish to arrange a viewing appointment for this property or require further information.

Disclaimer

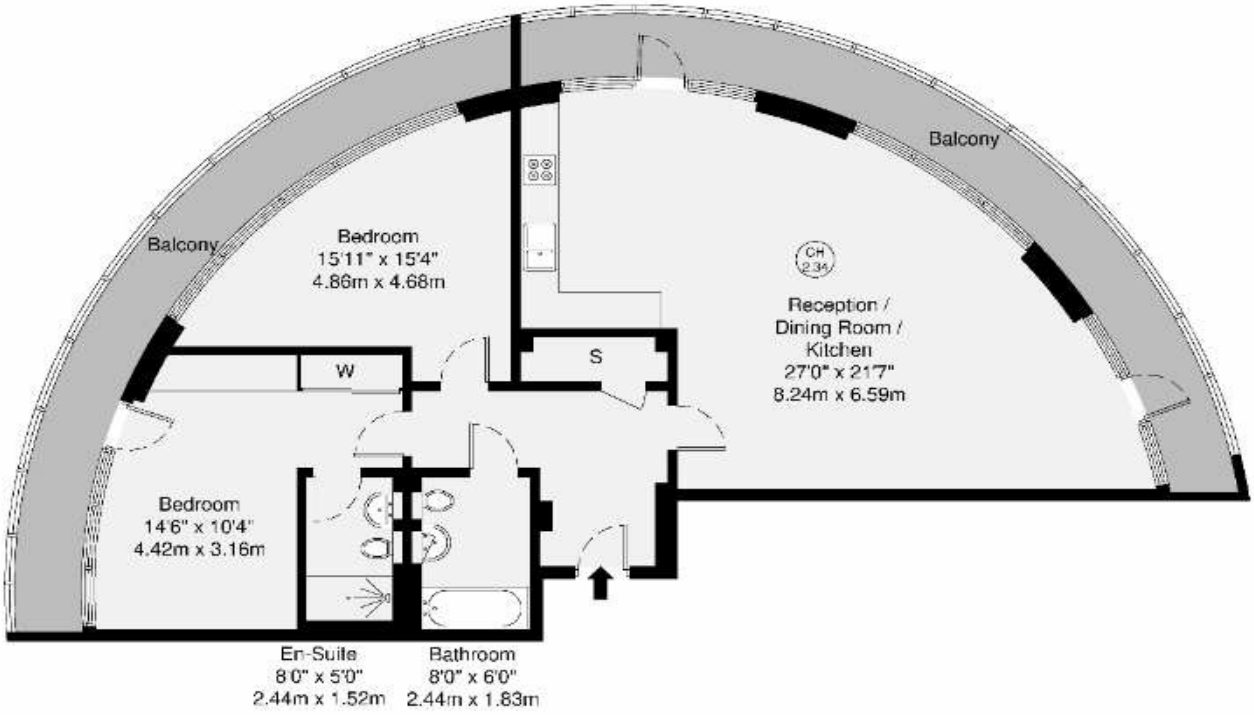
This website provides information about buying, selling, renting UK property. The information is from reliable sources, but we can't guarantee that it's always accurate. There may be mistakes or changes in the information, such as price, availability, leases, or financing. The square footage is also an estimate and should be confirmed by a professional architect or engineer.

Floor plan

GLOBAL HOUSE ESTATES

Altura Tower, SW11

GROSS INTERNAL AREA
105.7 sq m / 1138 sq ft



Tenth Floor

GROSS INTERNAL AREA (GIA)
The footprint of the property
105.7 sq m / 1138 sq ft

TOTAL STORAGE SPACE
Storage and wardrobe total area
2.6 sq m / 28 sq ft

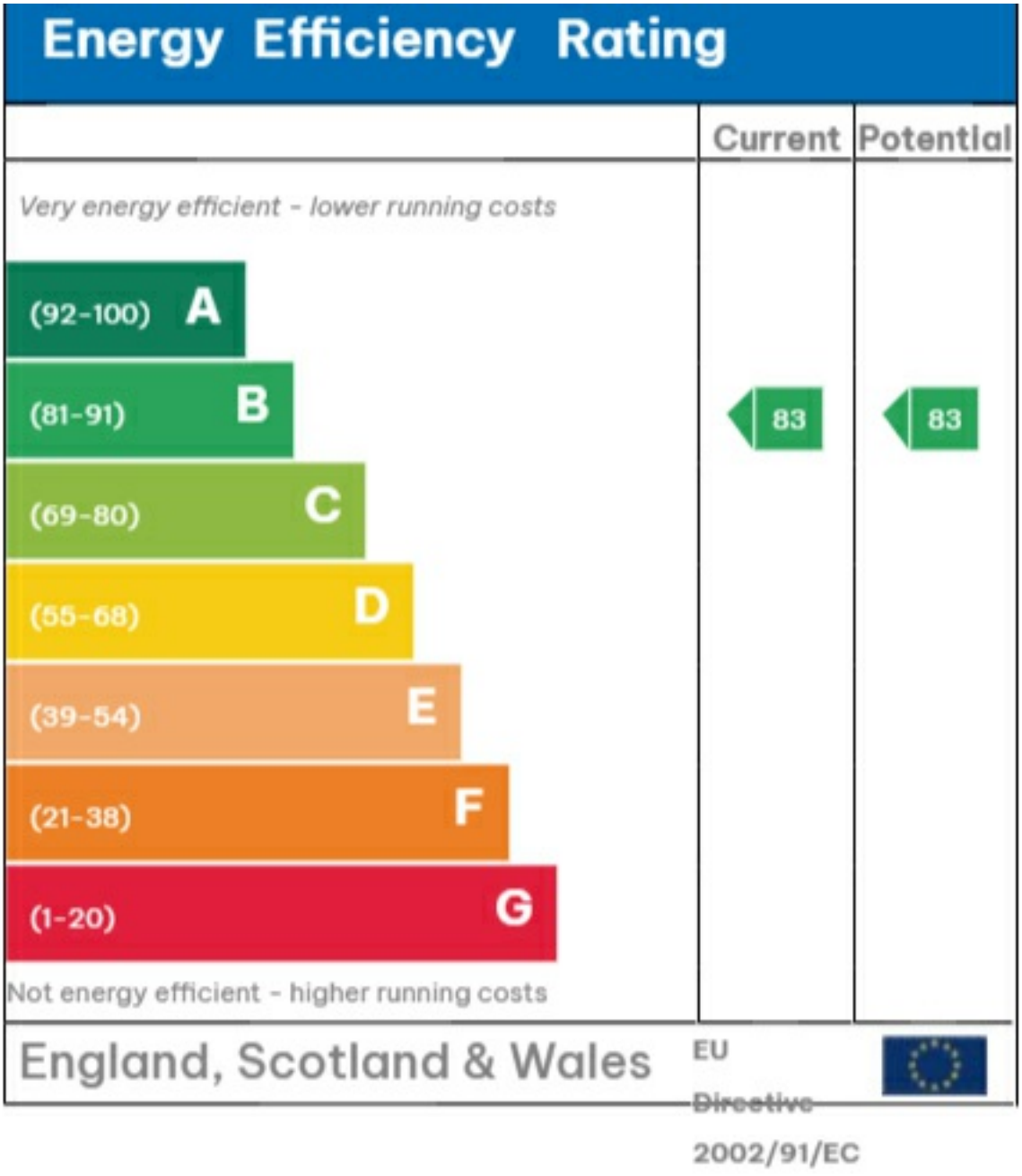
EXTERNAL FEATURES
Garden, Balcony, Terrace, Verandah etc.
29.1 sq m / 313 sq ft

RESTRICTED HEAD HEIGHT
Limited use area under 1.5m
0.0 sq m / 0.0 sq ft

Disclaimer : Floorplan measurements are approximate and are for illustrative purposes only. While we do not doubt the floorplan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation.

Maison VUE

EPC


Energy Efficiency Rating
Current
Potential
Very energy efficient - lower running costs
(92-100) A
(81-91) B
(69-80) C
(55-68) D
(39-54) E
(21-38) F
(1-20) G
Not energy efficient - higher running costs
83
83
England, Scotland & Wales
EU Directive 2002/91/EC













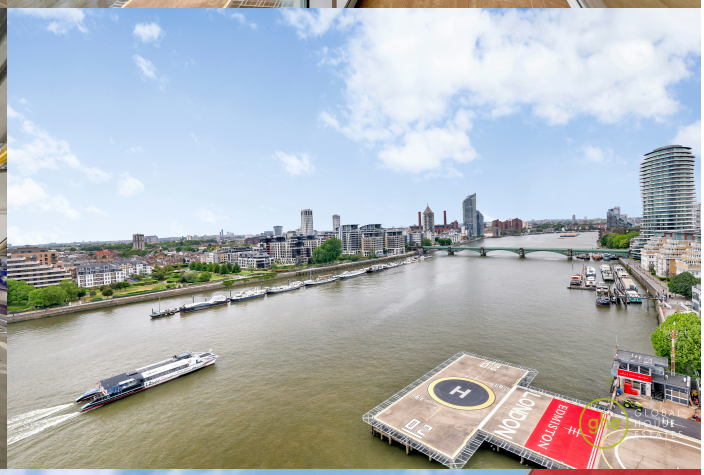














35a St Georges Road, London,
SE1 6EW
+44 (0) 207 401 2020

https://globalhouseestates.com

Level 24, Lee Garden One,
33 Hysan Ave, Causeway Bay,
Hong Kong
+852 3963 8411