



338 Queenstown Road, SW11 | Asking Price £1,135,000



**TUCKERMAN**  
ESTATE AGENTS  
PROPERTY PROFESSIONALS

# Camellia House, Queenstown Road

Situated in the prestigious Camellia House at Chelsea Bridge Wharf, Queenstown Road SW11 8EW, this luxurious two-bedroom, two-bathroom apartment offers exceptional design, elegant finishes, and breathtaking views of both Battersea Park and the iconic Battersea Power Station.

This 1st floor apartment boasts a spacious lounge area with open plan kitchen and dining, featuring beautiful stone worktops and stylish decor and finishes throughout. Floor-to-ceiling windows flood the space with natural light, with glass-fronted terrace extending the living space into the outdoors, perfect for both relaxing and entertaining.

The stunning principal bedroom includes a stylish en-suite bathroom, a large wardrobe and direct access to a large terrace with views of Battersea Power Station. The second bedroom also opens onto a private terrace with magnificent views of Battersea Power Station, and is complemented by a separate guest shower room.

Thoughtfully designed for contemporary London living, the apartment comes fully furnished with all essentials included—from high-quality furniture and kitchenware to soft furnishings and decor. With magnificent large windows, the apartment captures the beauty of its green surroundings from every angle.

## Additional Features:

Secure underground parking space included

Comfort cooling and heating

24-hour concierge service

Access to premium resident amenities, including a private gym, vitality pool, lounge, sauna and garden

Secure entry system and lift access

## Local Amenities & Lifestyle:

Vista Camellia House enjoys a prime location with excellent amenities nearby:

**Retail & Dining:** A short walk to Battersea Power Station development, offering a huge variety of shops, restaurants, bars and two cinemas.





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**Asking Price:**  
£1,135,000 subject to contract.

**Tenure:**  
Leasehold

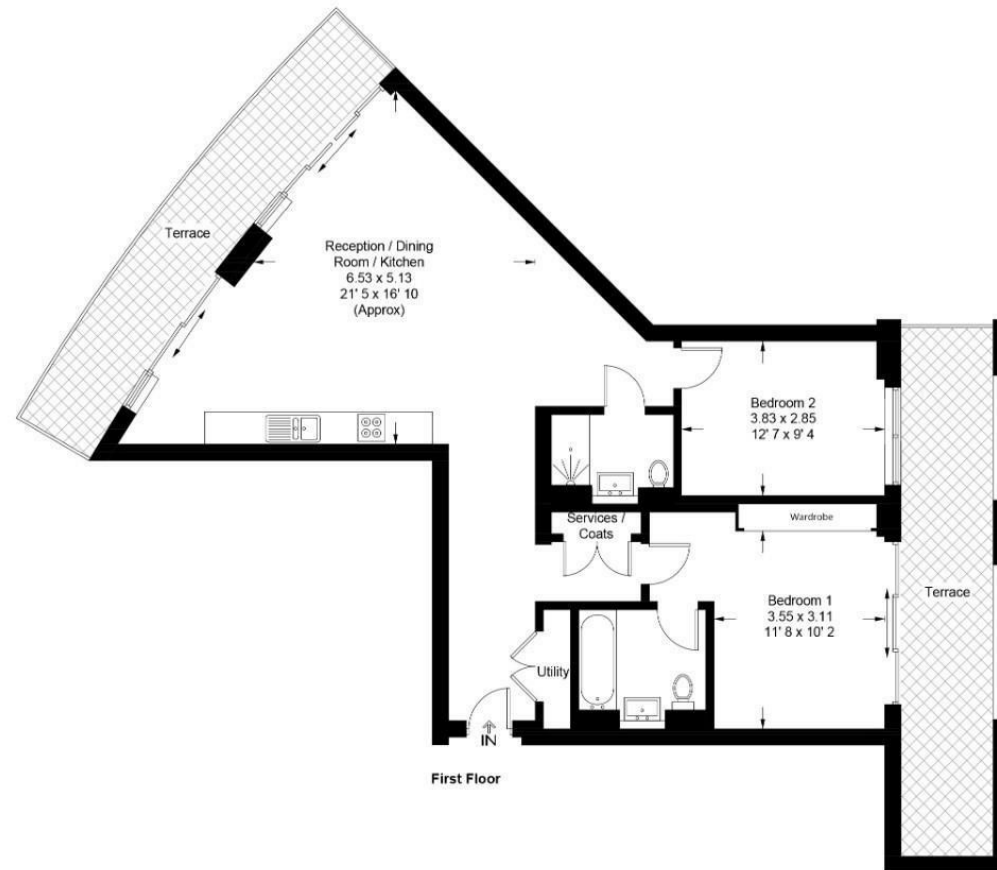
**Local Authority:**  
London Borough of Wandsworth

**Council Tax Band:**  
F

**Approximate Gross Internal Area:**  
925.70 sq ft

## Camellia House

Approximate Gross Internal Area = 930 sq ft / 86.4 sq m



This plan is not to scale and must be used as layout guidance only. All measurements and areas are approximate and should not be relied upon to provide accurate information. This plan must not be relied upon when making property valuations, design considerations or any other such relevant decisions. We accept no responsibility or liability (whether in contract, tort or otherwise) in relation to any loss whatsoever arising from or in connection with any use of this plan or the adequacy, accuracy or completeness of it or any information within it.

### Energy Efficiency Rating

|   | Current                    | Potential |
|---|----------------------------|-----------|
| Very energy efficient - lower running costs |                            |           |
| (92 plus) <b>A</b>                          |                            |           |
| (81-91) <b>B</b>                            | <b>84</b>                  | <b>84</b> |
| (69-80) <b>C</b>                            |                            |           |
| (55-68) <b>D</b>                            |                            |           |
| (39-54) <b>E</b>                            |                            |           |
| (21-38) <b>F</b>                            |                            |           |
| (1-20) <b>G</b>                             |                            |           |
| Not energy efficient - higher running costs |                            |           |
| <b>England &amp; Wales</b>                  | EU Directive<br>2002/91/EC |           |

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements

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