

LEASEHOLD - SHARE OF



Apartment

**FLAT 154, MARSHAM
COURT MARSHAM
STREET,
WESTMINSTER,
LONDON, SW1P 4LB**

Asking Price

£435,000

FEATURES



TUCKERMAN
ESTATE AGENTS
PROPERTY PROFESSIONALS

0 Bedroom Apartment located in London

A unique studio apartment located on the top floor (9th) of this prestigious development. Currently let and achieving a 4% yield.

Call us on

020 7222 5510

info@tuckermanresidential.co.uk

www.tuckermanresidential.co.uk

Council Tax Band

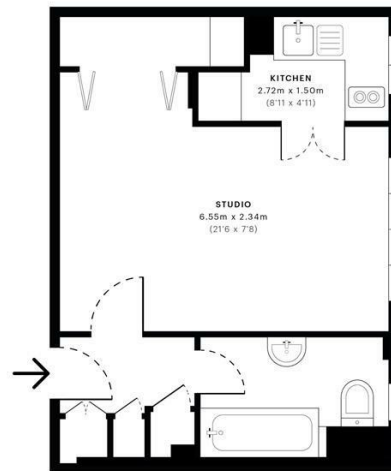
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Marsham Court, SW1P

GRAND INTERNAL AREA
29.98 sqm / 322.70 sqft

CAPTURE DATE: 12/03/2021 LASER SCAN POINTS: 800,701



— Ninth Floor

spec Verified

RICS Chartered Property Measurer

Space Verified floor plans are produced in accordance with Royal Institution of Chartered Surveyors Property Measurement Standards. Plots and gardens are illustrative only and excluded from all area calculations. Due to rounding, numbers may not add up precisely. All measurements shown for the individual room lengths and widths are the maximum points of measurements captured in the scan.

gross internal area (GIA)
29.98 sqm / 322.70 sqft

net internal area (NIA)
27.94 sqm / 300.74 sqft

EXTERNAL STRUCTURAL FEATURES
Balcony, Terrace, etc.
0.00 sqm / 0.00 sqft

RESTRICTED HEAD HEIGHT
0.00 sqm / 0.00 sqft

area as residential: 30.32 sqm / 328.35 sqft
area as residential: 28.84 sqm / 310.93 sqft

spec id: 624427e0ba730900d546e479

Energy Efficiency Rating		Current	Potential
<i>Very energy efficient - lower running costs</i>			
(92 plus) A			
(81-91) B			
(69-80) C			73
(55-68) D	55		
(39-54) E			
(21-38) F			
(1-20) G			
<i>Not energy efficient - higher running costs</i>			
England & Wales		EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and 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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