



£830,000

Albert Embankment

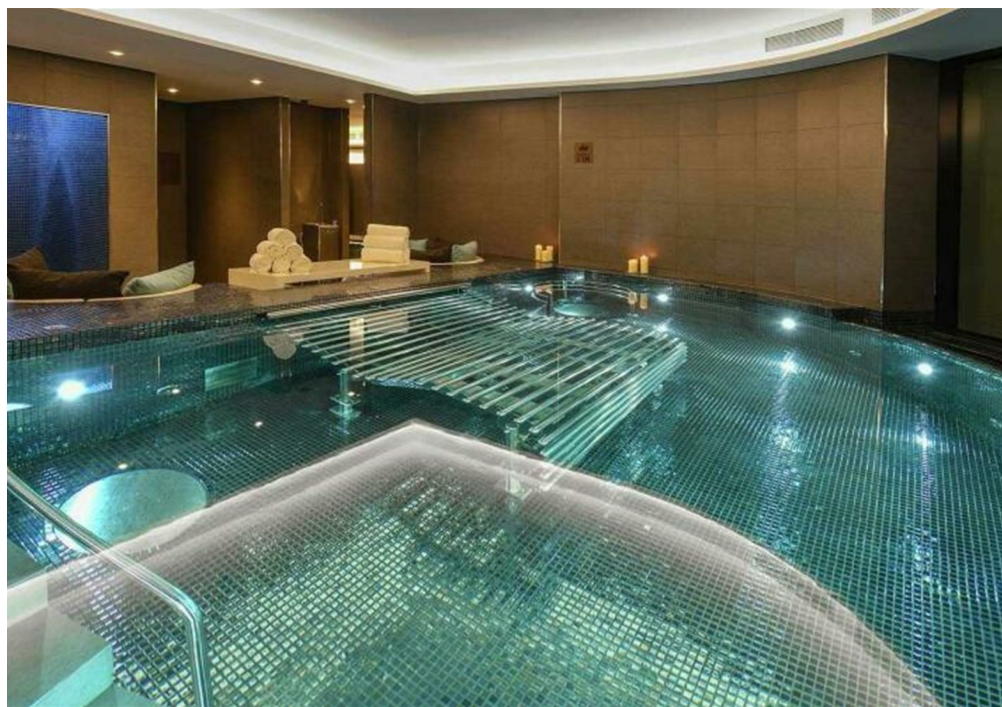
London, SE1 7AP

The Dumont Building, located in SE1 on Albert Embankment, is a modern and luxurious riverside development offering stunning views of the Thames, Houses of Parliament, and the London Eye. Part of the St. James' trio of towers, The Dumont features high-end apartments with premium amenities, including a residents' lounge, private cinema, spa facilities, and a rooftop terrace. Its prime location provides easy access to the cultural attractions of the South Bank and excellent transport links across London.

This 7th floor 1 bedroom apartment features a open plan reception room, contemporary fitted kitchen, modern bathroom and good size bedroom. There is also a private balcony with amazing views.

Located in a vibrant area in central London, situated within the South Bank neighborhood. It lies close to popular landmarks like the London Eye, the Southbank Centre, and the Thames River. The area is bustling with cultural attractions, including art galleries, theaters, and diverse dining options, and is well-connected by nearby Waterloo Station. This lively district combines the energy of modern city life with the charm of historic architecture.

Leasehold: 999 years from 2020
Service Charge: £6176 per annum
Ground Rent: £1100 per annum
Council Tax: Band G





Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(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/tenants are advised to recheck the measurements

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