



# Counter House, Park Street, Chelsea Creek, SW6

Asking Price: £1,200,000

 Benham  
& Reeves

# Counter House, Park Street, Chelsea Creek, SW6

 3 Bedroom (s)  2 Bathroom (s)  Leasehold

This prestigious apartment spans a generous 1,060 square feet (approx.) and is located in Counter House, Chelsea Creek.

Situated on the fifth floor and benefiting from the developer's premium specification, the apartment comprises a large kitchen with upgraded Miele appliances including a coffee machine, oven & wine cooler. The living room is perfect for hosting and has floor-to-ceiling windows, offering plenty of natural light, with access onto a balcony overlooking the private gardens. The principal bedroom has a built-in wardrobe and an en-suite shower room, and the two further double bedrooms have access to the private balcony. There is an additional family bathroom located off the hallway. Other benefits include comfort cooling, wooden flooring and underground parking.

The residents of Chelsea Creek benefit from a 24-hour concierge, a brand new residents' gym and swimming pool. The development is in proximity to the famous King's Road and its wide range of designer boutiques, top-class restaurants, bars and quaint cafes.

Imperial Wharf rail station is 0.1 miles away and provides quick links to Clapham Junction, Shepherd's Bush (for the Central line and Westfield shopping centre) and Fulham Broadway (District line).





## Property Features:

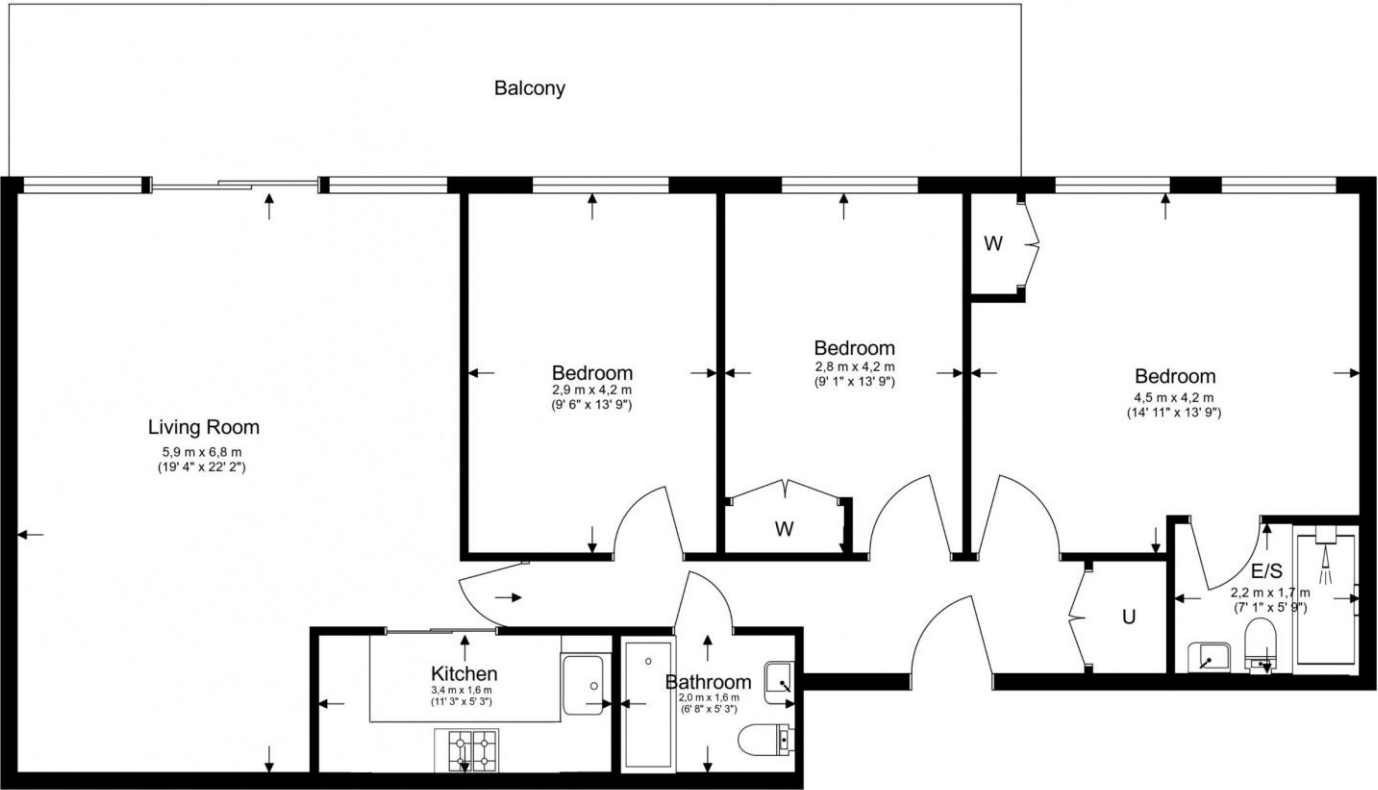
- Three Bedrooms
- Two Bathrooms
- Fifth Floor
- 1,060 Square Feet (Approx.)
- Private Balcony
- Wooden Floor and Comfort Cooling/Heating Throughout
- 24-Hour Concierge
- Gym, Swimming Pool and Spa Facilities
- Imperial Wharf Overground Station (Zone 2)



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Total Gross Internal Area  
98.5 Sq/m - 1060 Sq/ft



Floor Plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plans accuracy, we make no guarantee, warranty or representation as to the accuracy and completeness of the floor plan.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	76 C	78 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

## Terms & Conditions:

These particulars are for guidance purposes only and do not form part of an offer or contract.

Asking Price:	£1,200,000
Tenure:	Leasehold Expires 01/06/3009 Approximately 983 Years Remaining
Ground Rent:	£520.00 (per annum) Review Period: 20 years Next: 2032 Increase: Double
Service Charge:	£10,682.63 (per annum) for the year 2025
Anticipated Rent:	£5,000.00 pcm Approx. 5.0% Yield

## Viewings:

All viewings are by appointment only through our Nine Elms Office.

Our reference: BEA200087

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W: [www.benhams.com](http://www.benhams.com)

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