

Casson Square, Waterloo, SE1

Offers Over: £650,000

Benham & Reeves

Casson Square, Waterloo, SE1

Studio 1 Bathroom Leasehold

Spanning 397 sq. ft., this stylish home offers an open-plan living area, a sleek fitted kitchen, and a contemporary bathroom, all designed to the highest standards.

Residents enjoy access to premium amenities, including a 24-hour concierge, swimming pool, gym, cinema, communal garden, and residents' lounge, ensuring both comfort and convenience.

Situated in the heart of Southbank's Cultural Mile, the property is just a short walk from Waterloo Station, approximately 0.2 miles away, providing excellent transport links. Additionally, London Bridge station is about 1 mile from the property, offering further connectivity options.

The vibrant neighbourhood is home to renowned restaurants, five-star hotels, theatres, the Tate Modern, the Southbank Centre, and an array of shops and supermarkets. With St Thomas' and Guy's Hospital, doctors' offices, pharmacies, and essential services nearby, this location provides both luxury and practicality in one of London's most desirable areas.

A perfect investment or city home for those seeking a vibrant and well-connected lifestyle.

Property Features:

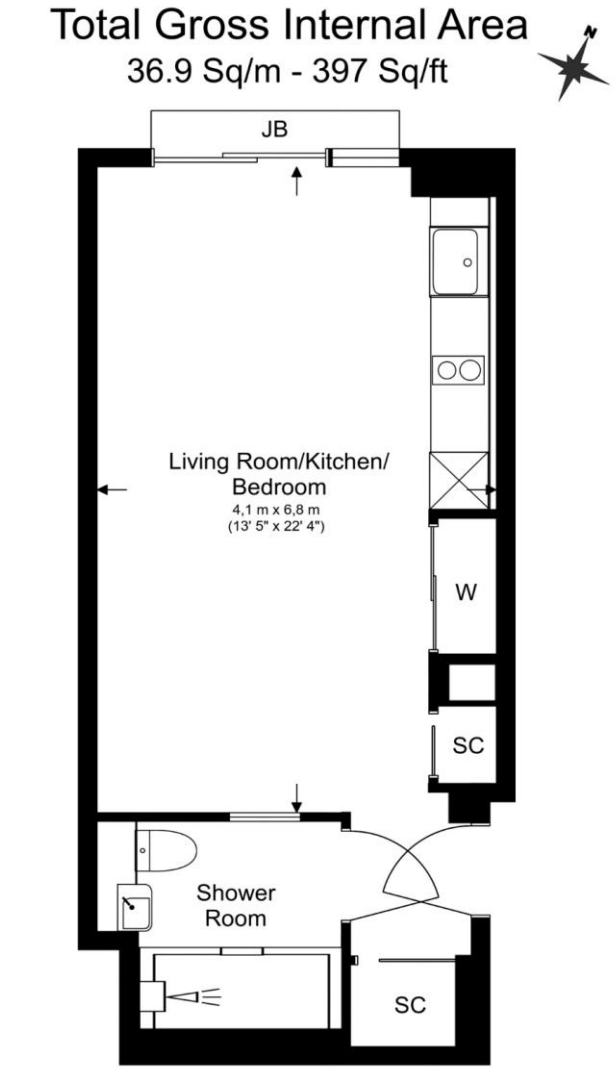
- Studio
- 397 square feet
- 24-hour concierge
- Infinity pool
- Residents' health club & spa
- Residents' gym
- Underfloor Heating and Comfort Cooling



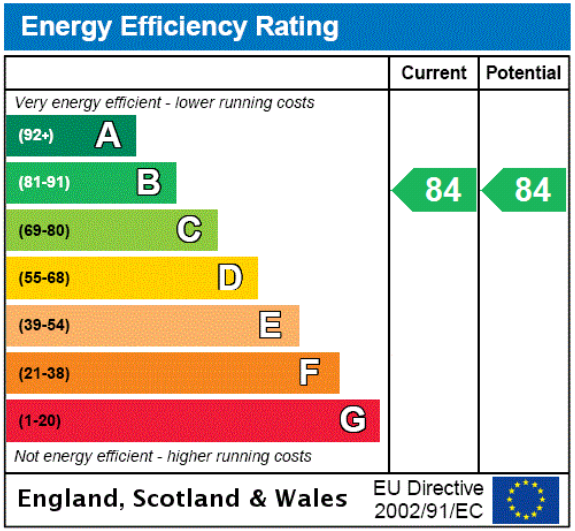




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Floor Plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plans accuracy, we make no guarantee, warranty or representation as to the accuracy and completeness of the floor plan.



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Terms & Conditions:

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

Offers Over:	£650,000
Tenure:	Leasehold Expires 23/02/3010 Approximately 984 Years Remaining
Ground Rent:	£400.00 (per annum) 2025
Service Charge:	£4,916.00 (per annum) 2025
Anticipated Rent:	£2,946 pcm Approx. 5.4% Yield

Viewings:

All viewings are by appointment only through our City Office.

Our reference: CHN250013

T: 020 7213 9700
E: city.sales@benhams.com
W: www.benhams.com

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