

Waterloo Road, London SE1

Guide Price: £950,000

1207 sq ft



This classic Waterloo Loft is situated on the first floor of this ex-industrial building, just moments from Waterloo Station and The Southbank.

The apartment centres around a large double-height reception room, with huge period windows and wood floors adding to the lofty atmosphere. Around this beautiful room the current owners have created an apartment that is extremely well laid out and very practical for a city centre loft.

To the rear of the apartment at the entrance hall level, there is a cloakroom and very useful utility room. Off the main living area, a study area and semi open-plan kitchen with breakfast bar.

The mezzanine level provides two double bedrooms, with sliding glass partitions that allow for natural light from the front windows. One bedroom has a bathroom and the other a shower room and they both have fitted wardrobes.

This stylish city loft is extremely well located for those looking to frequent The Southbank and The West End, both of which are within walking distance. Locally, there are many new hotspots opening up in nearby The Cut, Lower Marsh and Newington Causeway, including some excellent and well regarded street markets. The Old Vic Theatre is just 100m away and around it numerous restaurant options.

In the other direction, Elephant and Castle is seeing massive regeneration, bringing a new and international crowd to this area of SE1.

Leasehold: in excess of 900 years

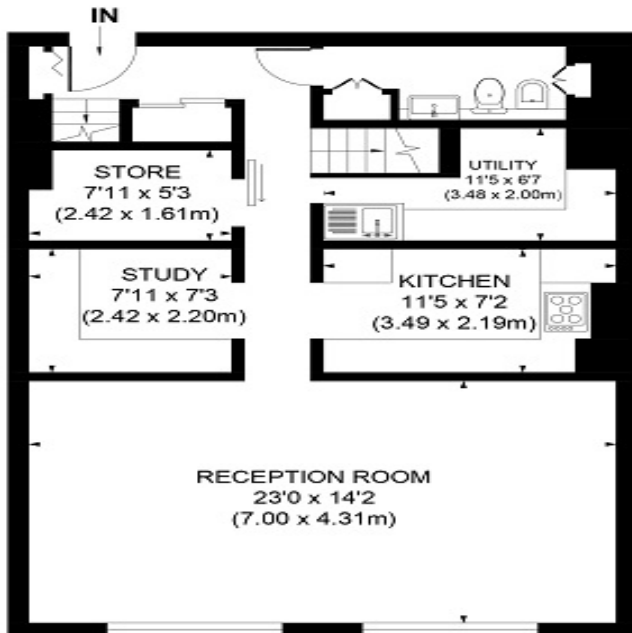
Awaiting EPC

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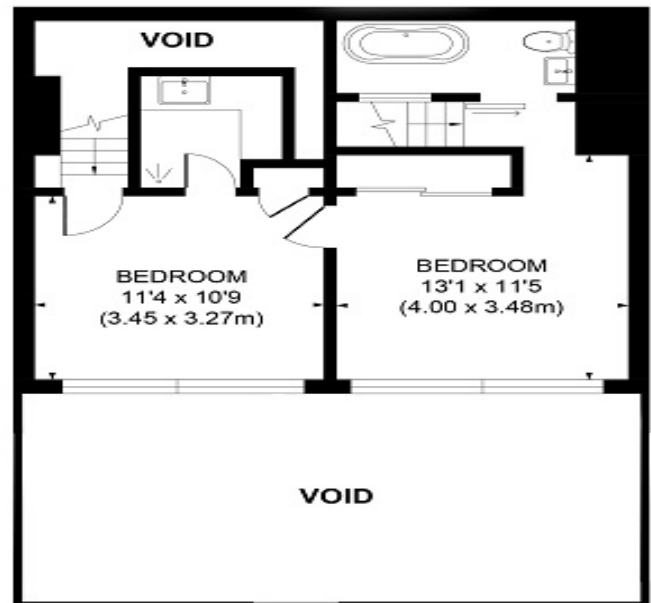
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Floor Plan



FIRST FLOOR



SECOND FLOOR

**APPROX. GROSS INTERNAL FLOOR AREA 1207 SQ. FT/112.18 SQ. M**

Illustration for identification purpose only, not to scale  
All measurements are maximum, and includes wardrobes and window bays where applicable  
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Property Images

