



REAL  
ESTATE

## , Westminster Tower, 3 Albert Embankment, London SE1 7SP



- 1,793 sq ft / 167 sq m
- Westminster Palace views
- Prime riverside setting on Albert Embankment,
- 5 mins to Lambeth Palace & Gardens
- Estimated completion: Q1-Q2 2028
- 56 sq ft winter garden
- North, east and west aspect
- Optional gated parking available
- 999-year lease
- 10-year build warranty and 2-year London Square customer care warranty

A spacious 3-bedroom apartment on the 7th floor of Westminster Tower, a landmark riverside development by London Square at 3 Albert Embankment, London SE1 7SP.

The apartment offers approximately 1,793 sq ft / 167 sq m of internal space, plus a 56 sq ft winter garden, with impressive Westminster Palace views and a north, east and west aspect.


Westminster Tower offers an exclusive central London lifestyle, with protected views towards some of London's most recognisable landmarks, including Westminster Abbey, the Houses of Parliament and Big Ben. The development is expected to complete in Q1-Q2 2028 and benefits from a 999-year lease.


### Price £4,750,000

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

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO2 emissions</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
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<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

A spacious 3-bedroom apartment on the 7th floor of Westminster Tower, a landmark riverside development by London Square at 3 Albert Embankment, SE1. The apartment offers 1,793 sq ft / 167 sq m of internal space, a 56 sq ft winter garden, and impressive Westminster Palace views with a north, east and west aspect. Residents benefit from premium amenities including 24-hour concierge, fitness suite, screening room, residents' lounge and private meeting rooms. Estimated completion is Q1-Q2 2028.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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