



9 MILLBANK

WESTMINSTER SW1

THE GAINSBOROUGH

THE HERITAGE COLLECTION

ELEGANT LIVING AT A PRESTIGIOUS ADDRESS



Standing proudly on the banks of the River Thames in the beating heart of historic Westminster, 9 Millbank is a new residential address encapsulating all of British luxury and style. Located at the epicentre of Westminster which is home to many of the world's most well-known landmarks and the very heart of London, both historically and politically.

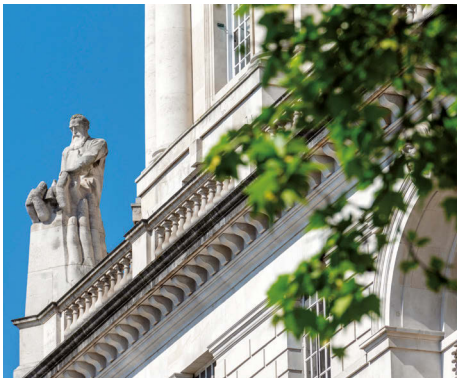


The Gainsborough is one of the five grandeur penthouses that make up the highly-coveted Heritage Collection at Millbank Residences. Each bespoke penthouse retains its wealth of historic listed features, providing a unique living experience that marries timeless elegance with modern convenience. The Gainsborough is an invitation to live within the embrace of history while enjoying the finest in contemporary living.

RESTORING THE GRANDEUR OF A GLORIOUS PAST



At the heart of The Gainsborough lies a collection of exquisite features that define its allure and grandeur. This meticulously designed space showcases an expansive living room with floor-to-ceiling windows, airy bedrooms and kitchen alike which boast over five metre ceiling heights. Each and every room reflects the craftsmanship of a bygone era, complete with intricate interior motifs, and a beautiful Portland stone terrace flaunting full height columns and a remarkable Charles Sargeant Jagger sculpture.



FEATURES

- Palatial living room adorned with expansive floor-to-ceiling windows that frame breathtaking views of the River Thames
- Sophisticated modern kitchen featuring a seamless integration of premium Gaggenau appliances
- Sumptuous timber panelling
- Intricately crafted ornamental plasterwork
- Lustrous circular plaster ceiling adorned with intricate motifs in Bedroom 1
- Four bedroom duplex spanning 4,536 sq ft
- Luxurious en suite bathrooms
- A noteworthy Portland stone terrace, with full-height columns topped with expertly carved scrolls and complimented by a remarkable Charles Sargeant Jagger sculpture
- Comes with two allocated under ground parking spaces

BUILDING INSURANCE

Premier Guarantee – 10 year build warranty

GROUND RENT

For all reservations from 30th June 2023/24, in line with Government legislation, a Peppercorn Rent will be applicable to all apartments.

ESTIMATED SERVICE CHARGES

£9.56 per square foot per annum
£350 per single car parking space per annum

TENURE

999-year lease

COUNCIL TAX

Band H - £1,824.10

TERMS OF PAYMENT

- £40,000 reservation deposit to secure apartment
- 20% of the purchase price (less initial reservation deposit) is due on exchange of contracts within 21 days
- 80% balance of the purchase price due on completion

AMENITIES

- Bespoke swimming pool and vitality pool
- Fitness studio with facilities for personal training
- Cinema room
- 24-hour concierge service
- Treatment room, sauna and steam room facilities
- Meeting rooms and private dining facilities
- Underground car parking