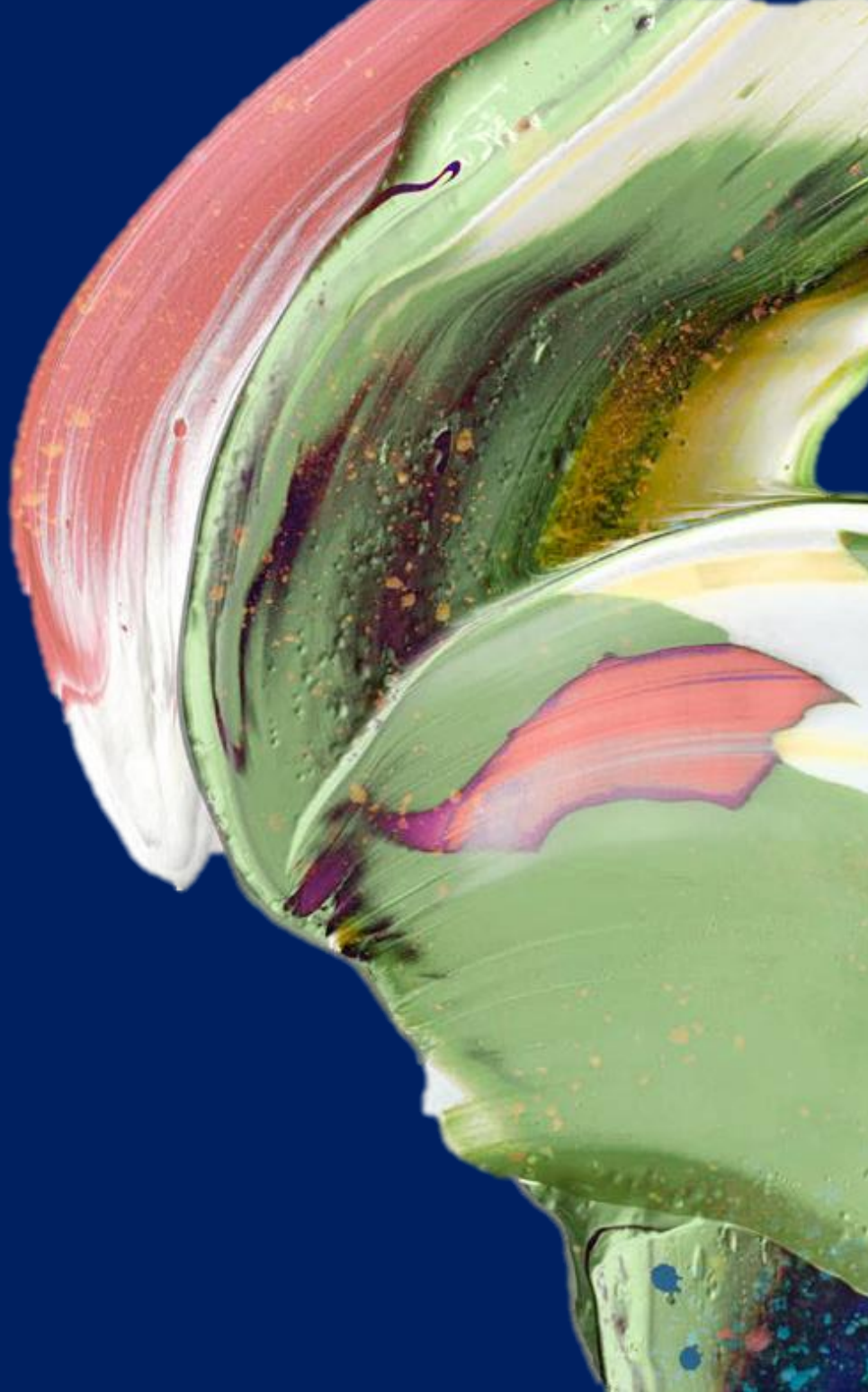




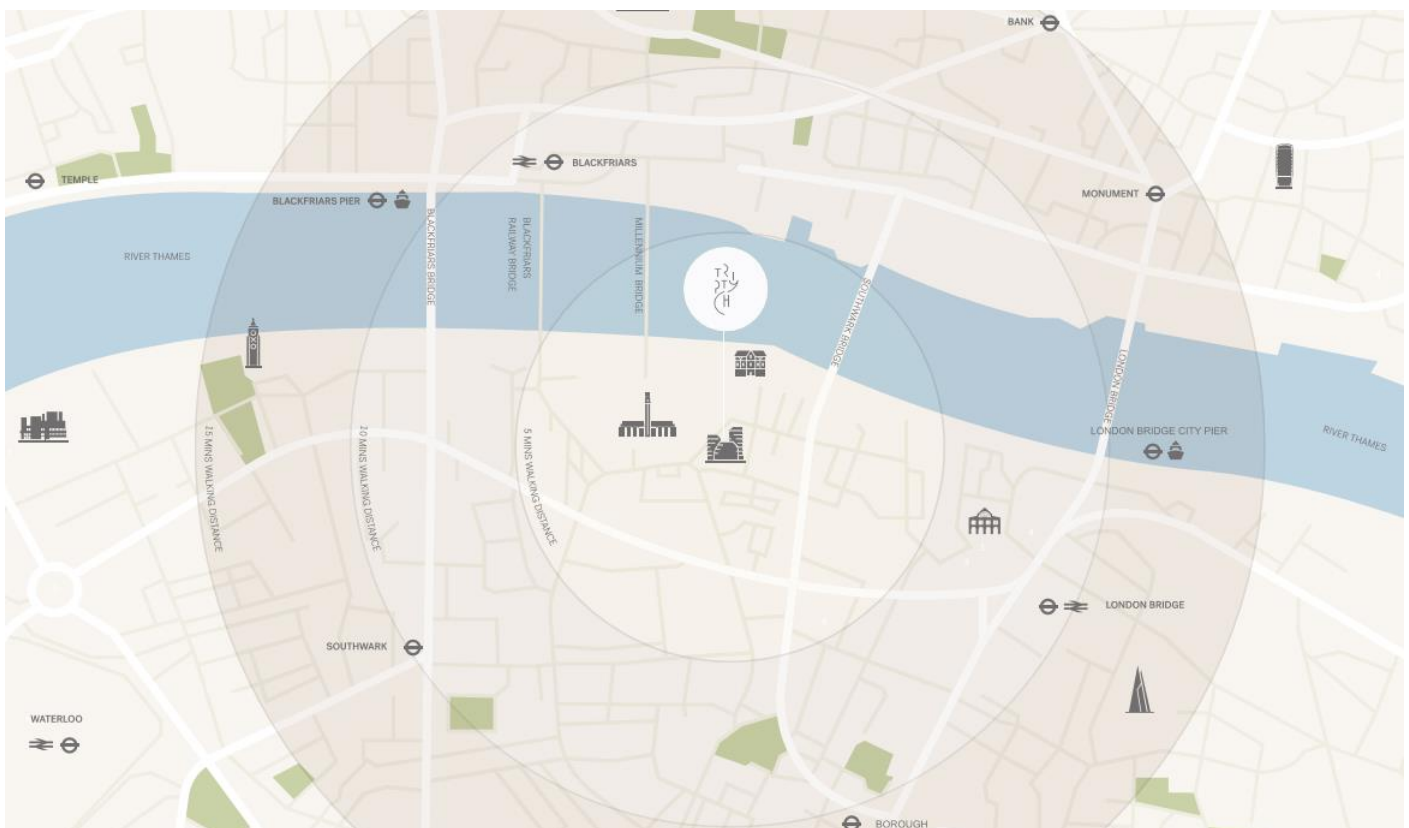
Triptych Bankside  
London SE1



**Triptych Bankside**

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# Location



## Underground Times:

- Green Park 16 min
- Bond Street 17 min
- Piccadilly Circus 26 min
- Oxford Circus 20 min
- Covent Garden 21 min
- London Gatwick 1 hr 12 min
- London Heathrow 46 min

## Walking Times:

- London Bridge 12 min
- Southwark Station 9 min
- Blackfriars Station 13 min
- Borough Station 13 min

## Cycling Distance

- London Bridge 1.3 miles
- Chancery Lane 1.4 miles
- The Shard 0.8 miles
- City 0.7 miles
- London Eye 1.2 miles

## Key Facts

<b>Developer</b>	Sons & Co and JTRE
<b>Total Number of Units across phases</b>	169 units
<b>Private Unit Mix</b>	<b>169 units</b> comprising 8 studios, 56 one beds, 58 two beds, 45 three beds and 2 four beds.
<b>Building Height</b>	14 and 18 storeys
<b>Starting Prices</b>	West Block only <ul style="list-style-type: none"> <li>• Studio from £720,000</li> <li>• 1-bed from £930,000</li> <li>• 2-bed from £1,530,000</li> <li>• 3-bed from £2,445,000</li> <li>• 4-bed from £9,715,000</li> </ul>
<b>Lease</b>	999-year lease
<b>Architect</b>	Squire & Partners
<b>Interior architects</b>	COCOVARA London
<b>Ceiling Heights</b>	2.4m -2.6m
<b>Car Parking</b>	£75,000 per car parking space – available only to penthouses and large 3 bed units
<b>Completion dates</b>	Q3 2022
<b>Management company</b>	Rhodium
<b>Service Charge</b>	Circa £6.50psf
<b>Ground Rents</b>	<ul style="list-style-type: none"> <li>• £550 for Studio</li> <li>• £650 for One Bed</li> <li>• £750 for Two Bed</li> <li>• £850 for Three Bed</li> <li>• £950 for Four Bed</li> </ul>
<b>Local council</b>	Southwark Council

<b>Vendor's Solicitor</b>	<p>Tom Flatau – Setfords</p> <p>Direct line: +44 (0) 203 096 1208</p> <p>Telephone: +44 (0) 203 829 5557</p>
<b>Preferred Purchasers' Solicitor</b>	<p>Chris Myers – Forsters</p> <p>Direct line: +44 (0) 207 863 8417</p> <p>Mobile: +44 (0) 7827 819 163</p>
<b>Preferred Purchasers' Fees</b>	<ul style="list-style-type: none"> <li>• Studio : £1,850 +VAT</li> <li>• 1-bed : £1,850 +VAT</li> <li>• 2-bed : £2,250 +VAT</li> <li>• 3-bed : £2,250 +VAT</li> <li>• 4-bed : £3,950 +VAT</li> </ul>
<b>Legal Fee Contribution</b>	£1,500
<b>Reservation Process</b>	<p>In order to purchase we will require the following:</p> <ul style="list-style-type: none"> <li>• ID - valid drivers licence or passport</li> <li>• Proof of address - a bank statement or a utility bill (no older than 3 months)</li> <li>• Payment Terms: <ul style="list-style-type: none"> <li>○ £5,000 reservation fee payable by debit/credit card</li> <li>○ 10% on exchange, 28 days after receipt of contracts</li> <li>○ 90% balance due on Completion.</li> </ul> </li> </ul>



Licence No: C-082467

**Jones Lang LaSalle Investments Limited**  
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 +852 3759 0909  
 irp.hk@ap.jll.com

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