



PARKSIDE COLLECTION

AT

CHELSEA BRIDGE WHARF

INVESTMENT FACTSHEET

A selection of 13 brand-new premium apartments nestled in the award-winning Chelsea Bridge Wharf opposite Battersea Park offering 200 acres of greenery, as well as being a stone's throw away from the iconic Battersea Power Station and the River Thames. Each apartment boasts its own exclusive balcony or terrace and has access to serene gardens.

EXCEPTIONAL INVESTMENT OPPORTUNITY

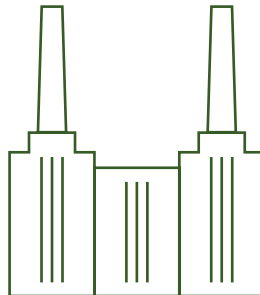
Today, Battersea Power Station stands as a testament to London's ability to adapt and transform, a symbol of the city's past, present and future. Revitalised and reimagined, this architectural marvel has been reborn as a vibrant hub of residential, commercial and leisure spaces, including offices, retail outlets, restaurants, bars and entertainment venues.

2.8 MILLION

SQ FT OF RETAIL AND
LEISURE SPACE

OVER 100

SHOPS, BARS, CAFES AND
RESTAURANTS NOW OPEN



3 MILLION

SQ FT OF NEW OFFICES, INCLUDING
US EMBASSY AND APPLE HEADQUARTERS

11 MILLION

VISITORS A YEAR TO BATTERSEA DUE
TO ITS STRONG RETAIL OFFERING

UNLOCKING BATTERSEA'S POTENTIAL



Thanks to a £15 billion transformation, Battersea Power Station has become one of London's major residential, commercial and leisure hubs making it London's third largest shopping centre.



Battersea Power Station.
Only 8 mins walk.



Part of the wider regeneration of Battersea, Nine Elms is expected to deliver around 20,000 more new homes and create 30,000 new jobs by 2030.



One of London's largest
regeneration projects.



The extension of the Northern line to Battersea Power Station and Nine Elms makes Parkside Collection attractive to corporate professionals looking for a convenient commute into central London and the City.



Three Zone 1 / 2 stations less than
10 mins from Parkside Collection.

All travel times are approximate starting at Parkside Collection unless otherwise stated and taken from citymapper.com, tfl.gov.uk and google.co.uk/maps.

EDUCATION

Battersea is home to some of London's top private and state schools, there are 27 schools located within a mile radius of Battersea with 17 rated good or outstanding by Ofsted.

Some of the finest primary and secondary schools are in the vicinity including Thomas's Battersea, Eaton Square School, Kensington Prep School and Westminster School, as well as having easy access to a number of the country's leading world-class universities.

UNIVERSITY	TRAVEL TIMES FROM BATTERSEA POWER STATION	UNDERGROUND STATION
King's College University	9 Minutes	Embankment
London School of Economics	13 Minutes	Tottenham Court Road
University College London	14 Minutes	Goodge Street
King's College London, Guy's	15 Minutes	London Bridge
Central Saint Martins	17 Minutes	King's Cross St.Pancras

STRONG RENTAL MARKET



1 BEDROOM
£650 – £750PW

AVERAGE 4.8% YIELD



2 BEDROOM
£940 - £1,100PW

AVERAGE 4.28% YIELD



3 BEDROOM
£1,300PW

AVERAGE 3.3% YIELD

4.6%

INCREASE ON AVERAGE
PROPERTY IN THE PAST FIVE
YEARS IN BATTERSEA

2024-2028

19.8%

HOUSE PRICE GROWTH FORECAST

SOURCE: JLL

2024-2028

22.8%

RENTAL GROWTH FORECAST

SOURCE: JLL

UK PAYMENT TERMS

1. A reservation fee is payable upon reservation: £5,000 advanced instalment of payment on all transactions up to £1,000,000. £10,000 advanced instalment of payment on all transactions up to £2,000,000.
2. Exchange of contracts to take place within 21 days of issue of contracts from our solicitor
3. 10% deposit on exchange within 21 days of contract being issued
4. A further 10% advance payment of the purchase price is required 6 months from exchange of contracts
5. Balance of 80% is payable upon completion

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