



Chantrey House, Belgravia  
London SW1W

GARTON JONES.COM



# Chantrey House, Belgravia London, SW1W

## £2,500,000 Leasehold

A beautiful THREE BEDROOM apartment for sale of approx. 1496 sq.ft (139.01 sq.m) in this small residential development in Belgravia. The property is of a high standard and benefits from a dual aspect open plan reception room, a modern kitchen (with a breakfast bar and Miele integrated appliances), 3 luxury bathrooms (all en-suite), plus a guest cloakroom. There is wood flooring, comfort cooling and good storage including fitted wardrobes to all bedrooms. 24 HOUR CONCIERGE. Belgravia and Elizabeth Street, Knightsbridge, and Sloane Square are within easy access and Victoria Mainline station with Gatwick Express are just a few minutes' walk away.

\*Please note there is currently a tenancy in place.

Available via Garton Jones (Chelsea & Belgravia) at Grosvenor Waterside (approx. 5 minute walk).

Service Charges: approx. £7,182.65 per quarter (approx. £28,730.60 per year)

Ground Rent: approx. £750.00 per annum

Lease: 999 years from June 2003 (expires 3002, approx. 978 years remaining as of 2024)

EWS1 compliant

Council Tax: Westminster City Council (band H)

EPC Rating: B (83)

EPC certificate available on request.

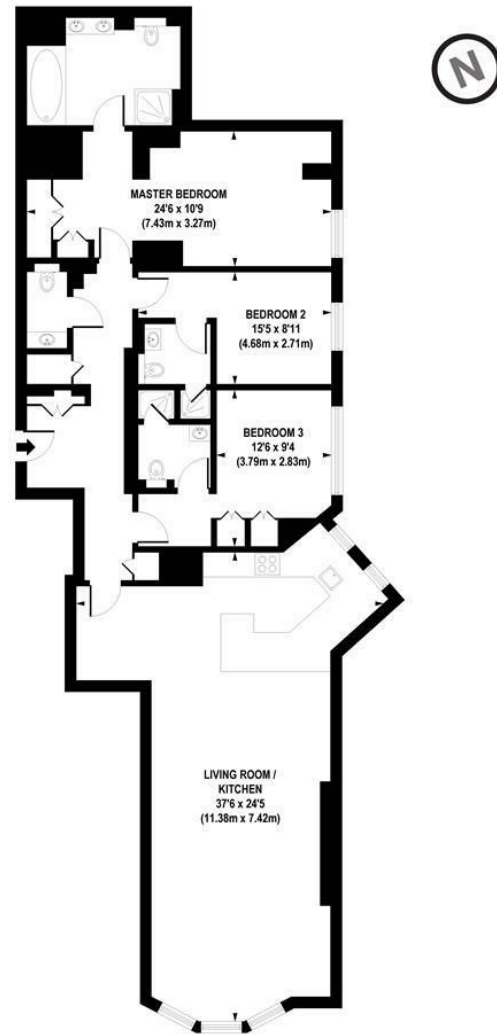
- 1496 Sq.ft (139.01 Sq.m)
- 3 Bedrooms
- Open Plan Reception Room
- Modern Integrated Kitchen
- 3 Luxury En-Suite Bathrooms
- 24 Hour Concierge
- Guest Cloakroom
- Comfort Cooling
- Close to Victoria Station with Gatwick Express
- Belgravia, Elizabeth Street, Knightsbridge, and Sloane Square Are Within Easy Access

## GARTON JONES.COM

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APPROX. GROSS INTERNAL AREA FLOOR 1496 sq. ft / 139.01 sq. m

Floorplan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floorplan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. Liability for errors, omissions or mis-statement through negligence or otherwise is hereby excluded.

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