



Woods House, 7 Gatliff Road
London SW1W

GARTON JONES.COM



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£525,000 Leasehold

A ONE DOUBLE BEDROOM apartment for sale of approx. 480 sq.ft (44.57 sq.m) in Woods House, one of the buildings forming the popular GROSVENOR WATERSIDE development in Chelsea. The apartment has an open plan reception room opening to a private decked terrace leading on to a communal garden, a modern kitchen, bathroom and storage including built in wardrobes to the bedroom. On-site amenities include a Sainsbury's convenience store as well as a coffee shop & bakery, a crèche and Purple Dragon private kids club. There is also an on-site residents' gym and spa (additional membership required). Grosvenor Waterside also benefits from close proximity to a collection of boutiques, pavement lined cafes and galleries along Pimlico Road with Victoria also nearby, Sloane Square is also just moments away offering a wide range of designer shops, bars and eateries.

Available via Garton Jones on-site office at Grosvenor Waterside (underneath Bramah House).

Service Charges: approx. £368.83 per month (inclusive of hot and cold water and CH and boiler breakdown cover)
Ground Rent: N/A
Leasehold: 125 years from 2009 (approx. 977 years remaining as of 2025)
EWS1 complete

EPC Rating: B (82)

Council Tax: Westminster Council (band D).

EPC certificate available on request.

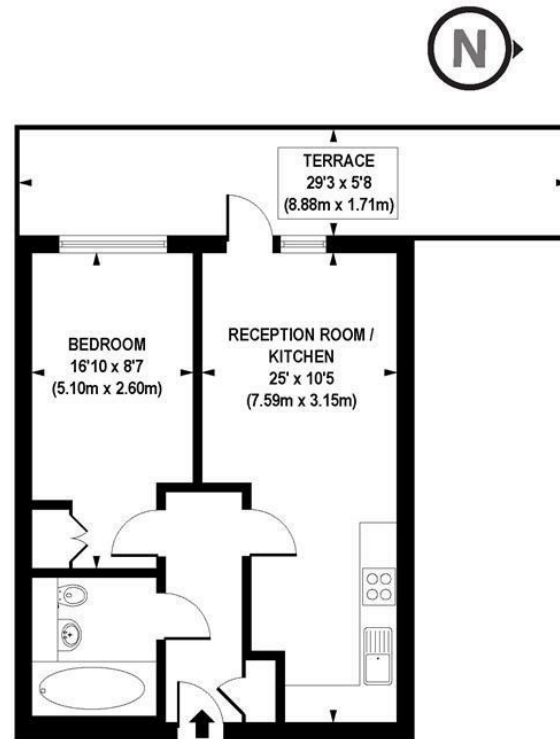
- 480 Sq.ft (44.57 Sq.m)
- 1 Double Bedroom
- Open Plan Reception Room
- Modern Kitchen
- Bathroom
- 24 Hour Concierge
- Private Decked Terrace
- Overlooking Communal Gardens
- On-Site Sainsbury's, Creche, Coffee Shop & Purple Dragon Private Kids Club
- Walking Distance To Sloane Square & Victoria Station

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APPROX. GROSS INTERNAL FLOOR AREA 480 sq. ft / 44.57 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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