



Egerton Gardens

SOUTH KENSINGTON • GUIDE PRICE £1,249,500

A refurbished two-bedroom lateral apartment with outside space in the heart of Knightsbridge.

- Private patio
- 0.5 miles/11 minute walk to South Kensington station
- Private entrance
- Walnut flooring with underfloor heating
- Bespoke cabinetry throughout
- Sonos system & CAT-5 cabling

DESCRIPTION

The apartment offers a generous 87 sq m (938 sq ft) with its own private entrance and charming patio. Nestled within an elegant period building, this property seamlessly combines modern amenities with classic style. With walnut flooring, bespoke cabinetry offering plenty of built in storage, every detail has been carefully considered in this property.

This property offers two generously-sized double bedrooms with built-in storage and ensuite bathrooms. Additionally, there is a separate guest toilet for added convenience.

With easy access to public transport options including South Kensington Underground Station (District, Circle, and Piccadilly lines) and Knightsbridge Underground Station (Piccadilly line), commuting around London couldn't be more convenient.

Quote Reference: 521248

TERMS

Price: Guide Price £1,249,500

Tenure: Share of Freehold

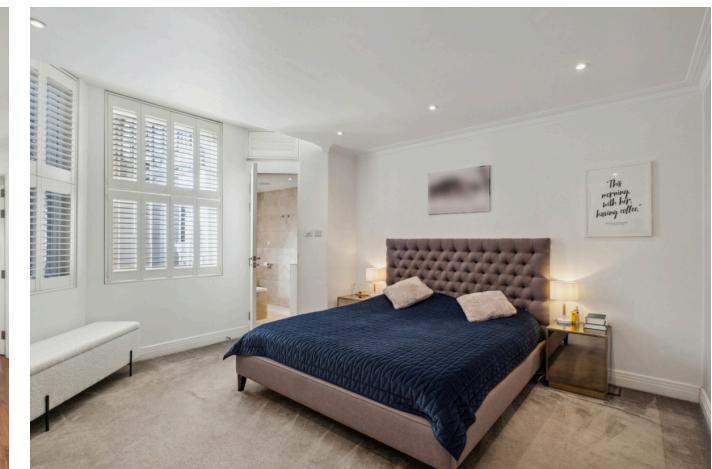
Ground Rent:

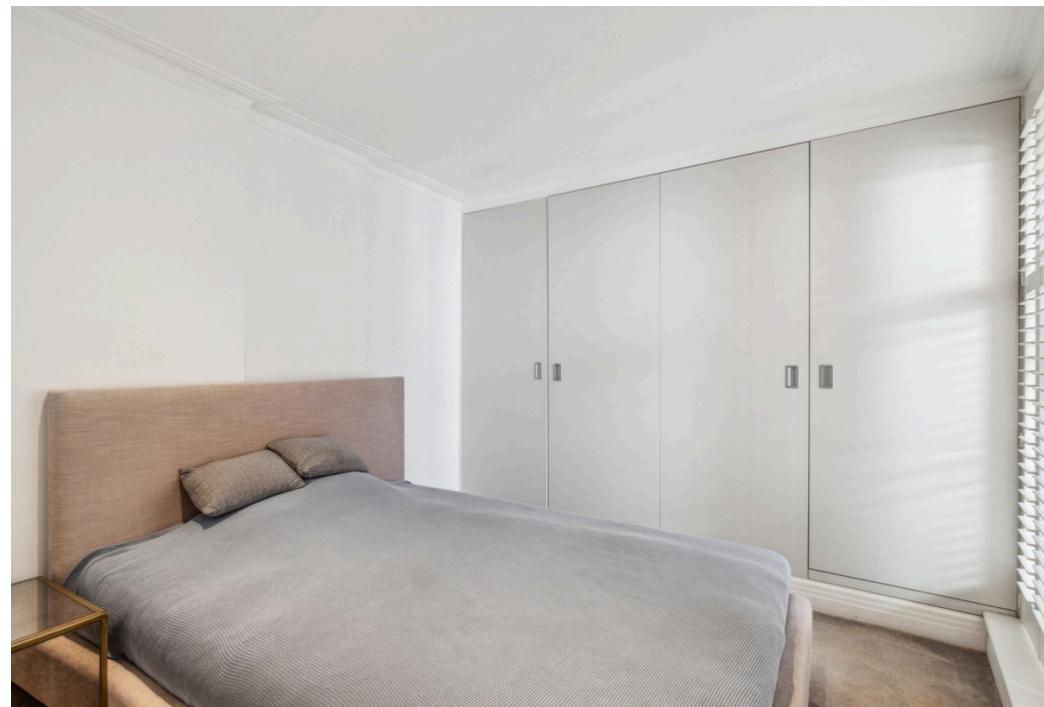
Service Charge:

Local Authority: Kensington & Chelsea

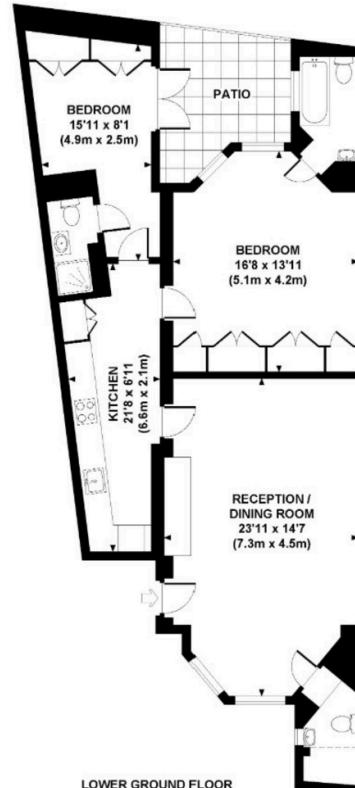
Council Tax: G

Energy Rating: 75.00



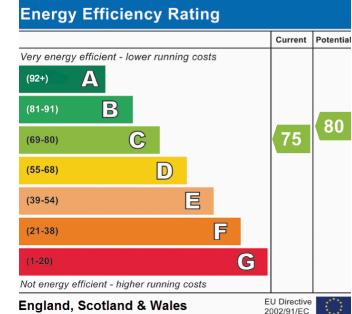


Egerton Gardens, SW3



APPROXIMATE GROSS INTERNAL AREA 938 SQ FT / 87.1 SQ M

Whilst every attempt has been made to ensure the accuracy of this floor plan, measurements of doors, windows, rooms and all other items are approximate. No responsibility is taken for any error, omission or mis-statement. This floor plan is for illustrative purposes only, and should be treated as such.



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Important Notice. We would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.



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