



Greycoat House  
27 Greycoat Street, SW1P

CHESTERTONS





A bright, very well presented 3 double bedroom apartment spanning 1,092 square feet, located within this desirable development in Westminster.

The property further comprises a very spacious reception / dining room with floor to ceiling windows allowing for an abundance of natural light, a well equipped semi open plan kitchen, a family bathroom and master en-suite. Benefits include a secure private parking space, Lift access and Share of Freehold. Being sold chain free.

Greycoat House is perfectly located for the shops, cafes and restaurants that Westminster has to offer, and is within easy reach of St James's station (Circle and District underground lines) and Victoria (Victoria, Circle and District underground lines, mainline station and Gatwick Express).

- A Bright Very Well Presented Three Double bedroom Flat
- Two Bathrooms
- A Good Sized Semi Open Plan Kitchen
- Lift Access
- Private Parking Space
- Share of Freehold

Asking Price £1,050,000

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
A	(92-100)		
B	(81-91)		
C	(69-80)	78	78
D	(55-68)		
E	(39-54)		
F	(21-38)		
G	(1-20)		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

**Tenure:** Leasehold - 970 years 3 months (Lease Expires on 1<sup>st</sup> January 2995)

**Service Charge:** £4300 (Approximatley)

**Ground Rent:** £0

**Local Authority:** Westminster

**Council Tax Band:** G

*Chestertons Westminster & Pimlico Sales*

105 Wilton Road

London

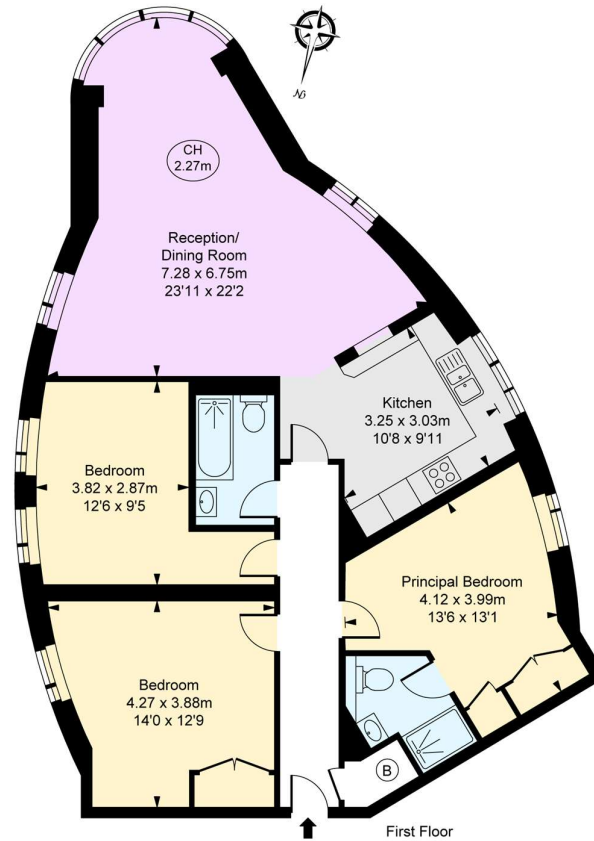
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Greycoat House,  
 Greycoat Street, SW1P  
 Approximate Gross Internal Area  
 101.44 sq m / 1,092 sq ft  
 ( CH = Ceiling Heights )



This plan is not to scale. It is for guidance and not for valuation purposes.  
 All measurements and areas are approximate only, and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice.  
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