



Pimlico Place
28 Guildhouse Street, SW1V





A superb and bright one double bedroom apartment situated within a sought after block moments from Victoria station. The property includes a bright reception room with direct access to a private balcony, in addition to a separate modern kitchen and recently refurbished bathroom. Other benefits include a 24 hour concierge, lift access, use of gymnasium and secure underground parking. The property is offered with no onward chain.

Pimlico Place is conveniently located in the middle of Pimlico on Guildhouse Street, allowing for easy access to the shops, cafes and restaurants of Pimlico, Belgravia and Chelsea. There are numerous transport links at Victoria station (Victoria, District and Circle lines, mainline station and Gatwick Express).

- A Superb and Bright One Double Bedroom Apartment
- Sought After Block Moments from Victoria Station
- Reception Room with Private Balcony
- Stunning Far Reaching Views
- 24 Hour Concierge and Lift Access
- No Onward Chain

Asking Price £650,000

| Energy Efficiency Rating | | |
|---|---------|-----------|
| Energy efficient - lower running costs | Current | Potential |
| 92-100 A | | |
| 81-91 B | | |
| 69-80 C | | |
| 55-68 D | | |
| 49-54 E | | |
| 35-48 F | | |
| 21-34 G | | |
| Not energy efficient - higher running costs | | |
| England, Scotland & Wales EU Directive 2002/91/EC | | |

Tenure: Leasehold 250 years (less 2 days) from 24 June 2004
Service Charge: £4652 (Approx. incl. reserve fund)
Ground Rent: £150
Local Authority: Westminster
Council Tax Band: F

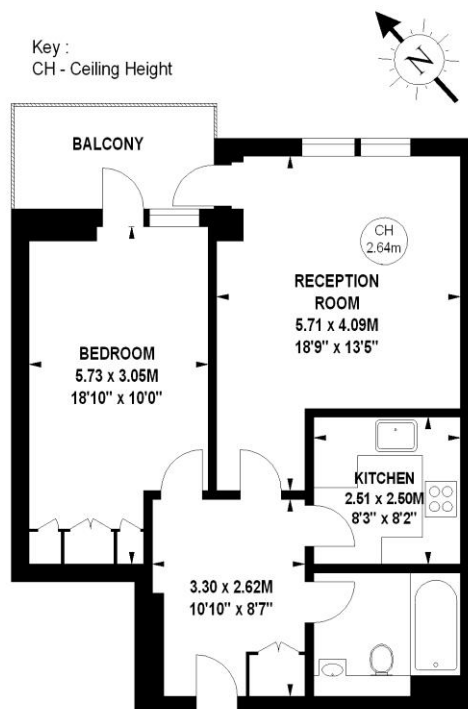
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Pimlico Place, SW1V

Approximate gross internal area

58.43 sq m / 629 sq ft



Fifth Floor

The floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only.
The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced, it must not be relied on.
If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.
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