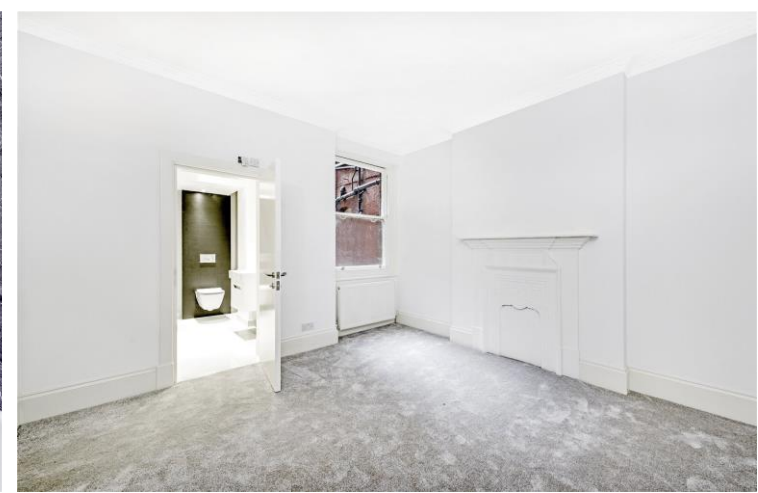




Ashley Gardens
Westminster, SW1P

Asking Price £2,250,000

CHESTERTONS





An impressive apartment boasting 2,064 square feet of lateral space and located within this grand Victorian mansion block. Comprising master bedroom with en-suite bathroom, three further bedrooms, three bathrooms, large reception room and separate dining room and large eat-in kitchen.

The mansion flats, dating from the 1890s are located in very quiet conservation area close to the magnificent Westminster Cathedral just moments from shopping and restaurants in Victoria Street and Cardinal Place with three theatres and a Curzon cinema. Nearby Pimlico with its street market and shops offers a village atmosphere while Victoria Station, providing national rail services and underground connections, is a five minute walk. The Royal Parks at St James's and Green Park are not much further, as are many renowned and iconic landmarks such as Buckingham Palace, Westminster Abbey, the Houses of Parliament and the River Thames. West End theatres, galleries and the South Bank Arts Centres are within easy reach.

- Laterally Spacious Four Bedroom Mansion Flat
- Modern Condition Through-Out
- Large Reception Room and Separate Dining Room
- Sought After Victorian Mansion Block
- Four Bathrooms (Two En-Suites)
- No Onward Chain and Porter

Energy Efficiency Rating		
Very energy efficient - lower running costs	Current	Potential
90-100 A		
81-90 B		
69-81 C		
55-69 D		
49-55 E		
41-49 F		
35-41 G		
Not energy efficient - higher running costs		
England, Scotland & Wales EU Directive 2002/91/EC		

Tenure: Share of Freehold (Lease length 125 years from 25 December 1984)

Service Charge: £8,650 p.a. (Approximately)

Ground Rent: £80 p.a

Local Authority: City of Westminster

Council Tax Band: G

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AMBROSDEN AVENUE, SW1P

Approx. gross internal area
2064 Sq Ft. / 191.8 Sq M.



All measurements have been made in accordance with RICS Code of Measuring Practice which are approximate only and only for illustrative purposes. For the avoidance of doubt, Dowling Jones Design shall not be liable for any reliance on these measurements. © 2016 www.dowlingjones.com 020 7610 9933

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