



Lindsay Square
London, SW1V

Asking Price £1,250,000

CHESTERTONS





A stunning freehold townhouse is now available within the exclusive Bessborough Gardens development. This exceptional property boasts two double bedrooms, family bathroom, separate WC, providing ample space for modern living. The heart of the home is an inviting eat-in kitchen with direct access onto the private garden. On the first floor is a large reception room, perfect for entertaining guests.

Step outside to discover a delightful private garden, an oasis of tranquillity in the heart of the city. The property further benefits from a balcony off the living room, ideal for enjoying al fresco dining or simply relaxing. Practicality is ensured with a garage and off-street parking spaces.

Bessborough Gardens is renowned for its secure and prestigious lifestyle, offering a 24-hour porters lodge and gated entrance. Residents benefit from the convenience of being just moments away from the River Thames, the vibrant amenities of Pimlico, and the excellent transportation links of London Victoria.

Location:

Bessborough Gardens is ideally situated within easy reach of Pimlico Underground Station (Victoria line) and Victoria Underground Station (Circle, District, and Victoria lines). London Victoria Station, providing national rail and Gatwick Express services, is also nearby.

Please note some of the images have been computer generated.

- Freehold Townhouse: Enjoy the ultimate in ownership with this stunning property.
- Spacious and Versatile Accommodation: Two double bedrooms offer ample space for modern living.
- Entertainer's Delight: The large kitchen with dining area and spacious reception room are perfect for hosting guests.
- Outdoor Oasis: Relax and unwind in your private garden or on the private balcony.
- Convenient Living: Benefit from the convenience of a garage and additional off-street parking.
- Immediate Possession: This chain-free opportunity allows for a swift and seamless move.

Tenure: Freehold

Service Charge: £4,852 p.a. (Including £2,260 Reserve Funds)

Ground Rent: No Ground Rent

Local Authority: Westminster

Council Tax Band: G

Chestertons Westminster & Pimlico Sales

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Lindsay Square, SW1V

Approximate Gross Internal Area
101.44 sq m / 1,092 sq ft

Store
1.82 sq m / 20 sq ft

Store

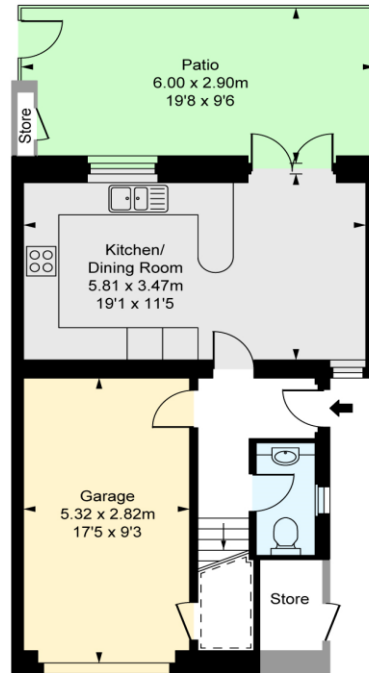
0.35 sq m / 4 sq ft

Total Areas Shown on Plan

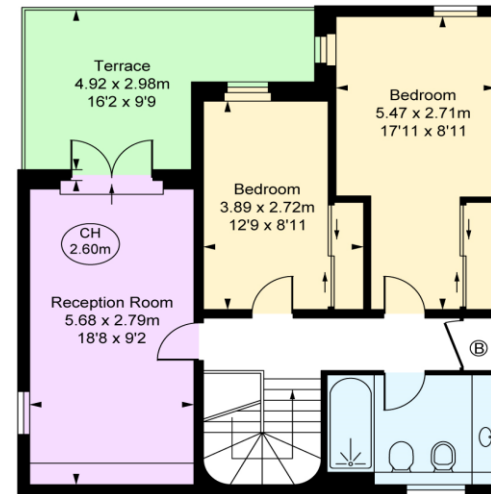
103.61 sq m / 1,115 sq ft

(Including restricted height
under 1.5m [- - - -])

(CH = Ceiling Heights)



Ground Floor
Approximate Gross Internal Area
45.08 sq m / 485 sq ft



First Floor
Approximate Gross Internal Area
56.36 sq m / 607 sq ft



This plan is not to a given scale. A detailed layout plan to scale for valuation is available on request. All measurements and areas are within 1% tolerance and have been prepared in accordance with industry standards as defined in the RICS Code of Measuring Practice
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