



Moreton Place

Pimlico, SW1V

£3,285,000 Asking Price

A superb opportunity to purchase this rarely available and substantial double fronted period freehold family home c. 2,800 sqft in Pimlico SW1. The property has recently undergone a thorough refurbishment programme and is offered chain free.



Moreton Place

Pimlico, SW1V

- Double Fronted Period House
- Immaculate Condition Through-out
- 4 Bedrooms
- 4 Reception Rooms
- Pretty Patio Garden
- Freehold
- No Onward Chain
- Excellent Location

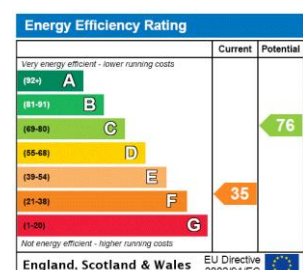


A superb opportunity to purchase this rarely available and substantial double fronted period freehold family home circa 2,800 sqft in Pimlico SW1. The property has recently undergone a thorough refurbishment programme which includes (but not limited to) modernization of heating, electrics, pipe work and lighting as well as modernized bathrooms and superb chefs kitchen.

This family home is both well-proportioned and well balanced with four bedrooms and three bathrooms occupying the first, second and third floors, the whole of the lower ground floor is made up of kitchen, dining area and a separate reception area with access to the garden. The home's principle entertaining room and a separate office are located on the favoured ground floor with high ceilings through-out. Further benefits include integrated vaults currently used as a utility and storage rooms.

The property is situated within the peaceful and much sought after Moreton Triangle with access to a variety of local shops and restaurants and is excellently located for Pimlico underground station (Victoria line) and Victoria station (Victoria, District and Circle lines and mainline station).

Tenure: Freehold

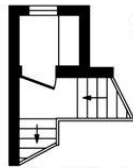


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Moreton Place, SW1V

Approximate Gross Internal Area
 254.70 sq m / 2,742 sq ft
 Vaults
 7.64 sq m / 82 sq ft
 Total Areas Shown On Plan
 262.34 sq m / 2,824 sq ft

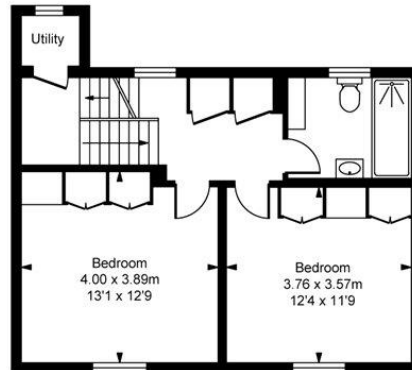
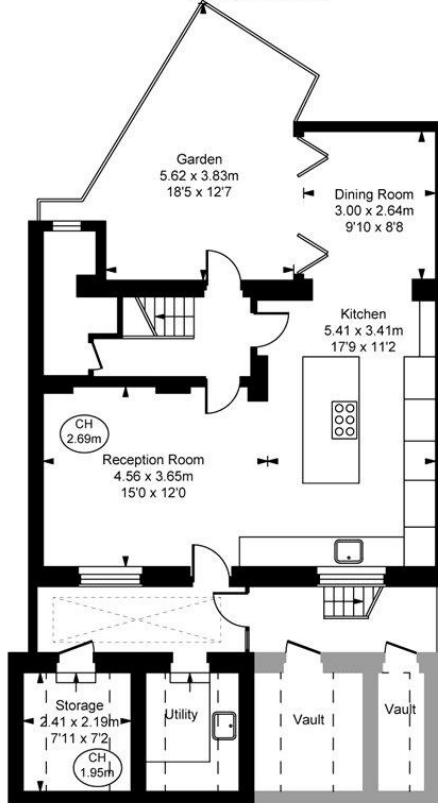


(Including restricted height
 under 1.5m [= = =])
 (CH = Ceiling Heights)

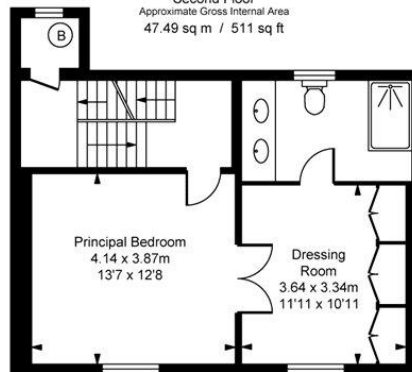
Second Floor Half Landing
 Approximate Gross Internal Area
 3.89 sq m / 42 sq ft



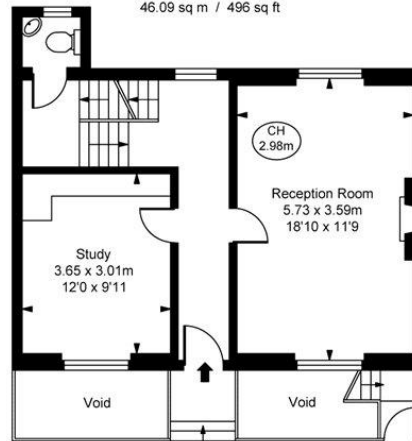
Third Floor
 Approximate Gross Internal Area
 37.53 sq m / 404 sq ft



Second Floor
 Approximate Gross Internal Area
 47.49 sq m / 511 sq ft



First Floor
 Approximate Gross Internal Area
 46.09 sq m / 496 sq ft



Ground Floor
 Approximate Gross Internal Area
 46.11 sq m / 496 sq ft

Lower Ground Floor
 Approximate Gross Internal Area
 73.59 sq m / 792 sq ft

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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