





SHARE OF FREEHOLD
2 BEDROOM | 2 BATHROOM

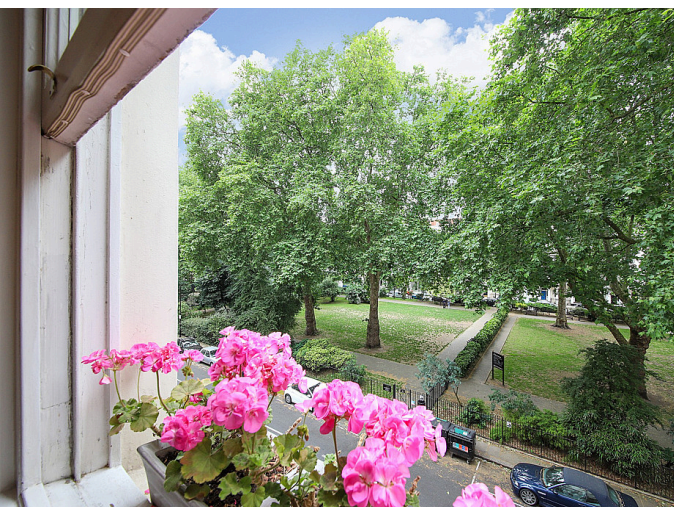
Two Bedroom Apartment St Georges Square, Pimlico, SW1V

This elegant two-bedroom apartment is set on the second floor of a striking period building on St Georges Square, offering timeless charm combined with modern comfort. With uninterrupted views over the beautifully maintained square gardens, the property is a serene home in the heart of Pimlico. High ceilings, a feature fireplace, and large windows create a sense of space and light, making this a truly special residence.

The accommodation comprises a spacious reception room with bay window and original fireplace, perfect for both entertaining and everyday living. A separate fitted kitchen provides ample storage and worktop space, while two well-proportioned double bedrooms offer flexibility for families, guests or home working. The property further benefits from two contemporary bathrooms, one with a bathtub and the other with a walk-in shower, as well as a discreet utility and boiler room on the mezzanine level.

The building itself is a handsome stucco-fronted terrace, typical of Pimlico's grand architecture, with the convenience of a lift providing easy access to the second floor. Residents enjoy the benefit of living directly opposite St Georges Square gardens, a rare and sought-after green outlook in central London.

The location is superb, just moments from Pimlico Underground Station (Victoria line) and within easy reach of Victoria Station, offering national rail and Gatwick Express connections. The area is known for its village-like feel, with a range of coffee shops, independent restaurants, and riverside walks nearby. Supermarkets and daily conveniences are within walking distance, and excellent schools and cultural landmarks such as Tate Britain are close at hand.





PROPERTY

ST. GEORGES SQUARE, PIMLICO, LONDON, SW1V

At a glance:

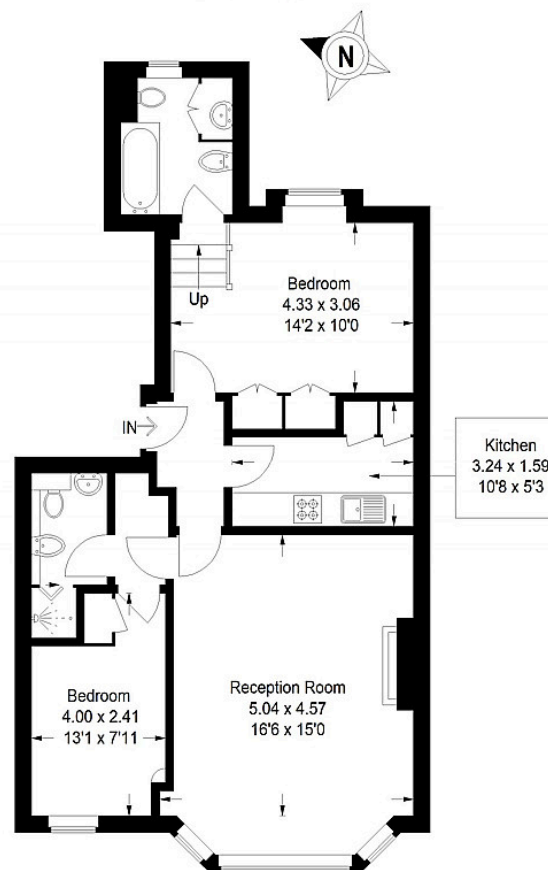
- Two bedroom period apartment
- Views over St Georges Square gardens
- Spacious reception with bay window
- Separate modern fitted kitchen
- Two bathrooms, bath and shower
- Original fireplace and high ceilings
- Lift access to second floor
- Close to Pimlico and Victoria stations

Other information

- Share of Freehold
- Service Charge: approx. £6,000 pa
- Ground Rent: peppercorn
- EPC C
- Council tax band F

St Georges Square, SW1V

Approximate Gross Internal Area
69.9 sq m / 752 sq ft



Second Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID450576)

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
	72	81
England, Scotland & Wales	EU Directive 2002/91/EC	