



Queen's Gate Place
London, SW7

CHESTERTONS





A beautiful two-bedroom apartment on the second floor (with lift) of a handsome period conversion on a prime street in South Kensington.

Spanning just under 1100 sqft the property is beautifully laid out across the second floor with direct lift access. The south facing reception room offers superb natural light and excellent ceiling height. The semi open plan kitchen reception room allows for a wonderful flow throughout the living space.

The two large bedrooms both offer excellent storage space. The principle bedroom offers a wonderful private terrace and ensuite bathroom.

Queens Gate Place is a sought after street in prime South Ken, offering easy access to all the local amenities, transport and park. Subject to a waiting list there is the possibility to apply for access to Queens Gate Gardens.

- Roof Terrace
- Two bedrooms
- 1095sqft
- Two bathrooms
- Direct Lift Access
- Access to Communal Gardens (STC)

Offers in excess of £1,750,000

Energy Efficiency Rating		Current	Potential
100-90	A		
81-91	B		
69-80	C		77
55-68	D	64	
39-54	E		
21-38	F		
1-20	G		

Not energy efficient - higher running costs

England, Scotland & Wales EU Directive 2002/91/EC

Tenure: Leasehold with share of freehold - 983 years remaining
Service Charge: £9,500 per annum
Ground Rent: £75 per annum
Local Authority: Royal Borough of Kensington & Chelsea
Council Tax Band: G

Chestertons South Kensington Sales

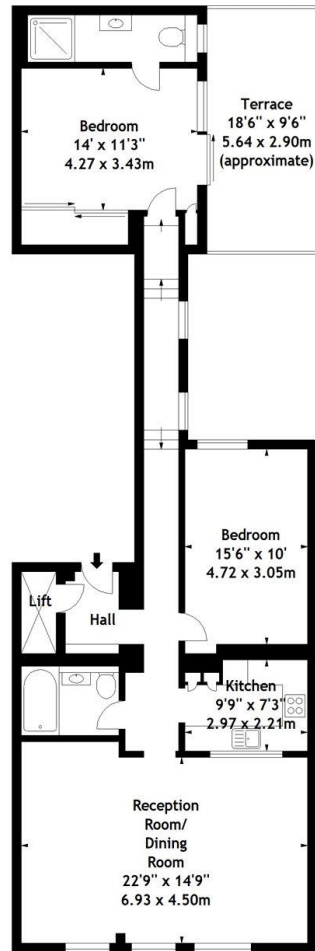
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Flat 5,
Queen's Gate Place, SW7
Approx. Gross Internal Area
1095 Sq Ft - 101.72 Sq M



Second Floor

Measured in accordance with RICS guidelines. Every attempt is made to ensure accuracy, however all measurements are approximate. This floor plan is for illustrative purposes only and is not to scale. © Datography Ltd 2013 Photographs * Floorplans * Virtual Tours Tel: 0845 643 4401 www.dataeraoliv.com

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