



Earls Court Square
Earls Court, SW5

CHESTERTONS





A spacious four-bedroom mansion flat of over 1,500/sqft, set within a handsome red brick period building on the raised ground floor. Offering well-proportioned accommodation with plenty of natural light, this flat provides both character and scope to enhance further.

The property comprises a grand reception room with original cornicing and feature fireplace, a generous eat-in kitchen, four double bedrooms and two bathrooms. The layout offers flexibility for modern living, with the addition of a private balcony and access to the beautiful communal garden square (by separate application), and the benefit of an onsite porter.

With its sought-after address on Earl's Court Square, residents enjoy immediate access to the area's vibrant shops, cafés, and restaurants, as well as excellent transport links via Earl's Court and West Brompton stations.

- A large four bedroom apartment within a beautiful mansion block
- Four double bedrooms, one reception rooms, eat in kitchen and two bathrooms
- Porter, high ceilings, spacious, access to garden square
- Within walking distance to Earls Court and South Kensington

Offers in excess of
£1,100,000

Energy Efficiency Rating		Current	Potential
100-92	A		85
91-81	B		
80-65	C	70	
64-48	D		
47-35	E		
34-28	F		
27-10	G		

Not energy efficient - higher running costs

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

Tenure: Leasehold 953 years
Service Charge: £7809 pa
Ground Rent: £150 pa
Local Authority: Kensington and Chelsea
Council Tax Band: F

Chestertons South Kensington Sales

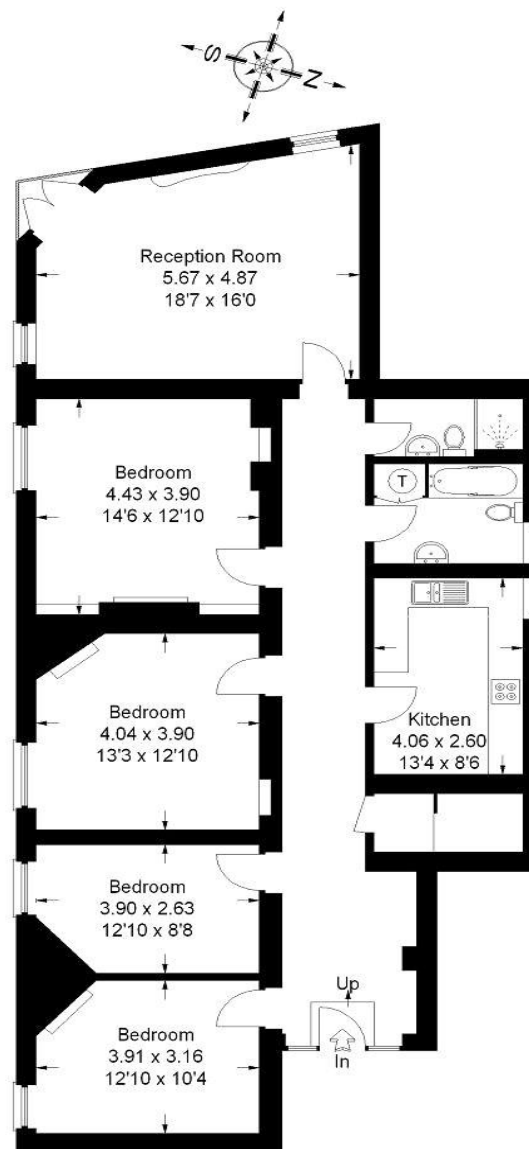
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Approximate Gross Internal Area = 140 sq m / 1507 sq ft



Raised Ground Floor

FLOORPLANZ © 2013 0845 6344080 Ref 114938

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

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