



**WHITE**  
ESTATES

**COLEHERNE COURT, OLD BROMPTON ROAD | SW5**



# A SUPERB FOURTH FLOOR FLAT WITH GREAT LIGHT

AVAILABLE FROM 14TH MARCH AND IS OFFERED ON AN UNFURNISHED. NOTE THAT CURRENT PHOTOS INCLUDE FURNITURE THAT BELONGS TO THE EXISTING TENANT. COLEHERNE COURT: A MUST SEE FOUR BEDROOM apartment within the ever popular Coleherne Court that is larger than average within the block and makes excellent use of the lateral space to create a wonderful FAMILY HOME with superb ENTERTAINING SPACE and ACCESS TO a large and hidden landscaped COMMUNAL GARDEN with children's play area.

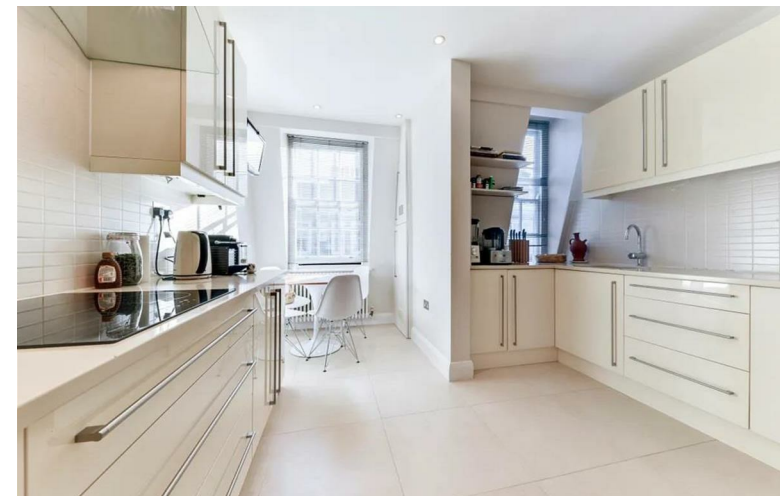
This extremely well kept Edwardian building forms part of a fine red brick and Portland stone block, well situated and accessed via a spacious passenger lift to the fourth (top) floor with no one above and with an outlook of Victorian roof tops and open skies providing great natural light throughout the year through the numerous windows that provide the triple aspect.

This well regarded block is well located in the heart of this exclusive neighbourhood built in c 1901-1904. Known for the high level of service including 24 hour PORTERS office, internal CCTV security as well for its perfect location between Chelsea, South Kensington and Earl's Court as well as for enjoying access to one of London's most beautiful and peaceful garden squares; it is close to all of the excitement and action within Prime Central London and is strongly recommended to view.

Residents' parking for The Royal Borough of Kensington and Chelsea is available.







## ACCOMMODATION

Entrance Hall : Spacious Reception/ Dining Room with French doors opening onto a small balconette : Fully fitted kitchen : Master bedroom with en-suite bathroom : Three further double bedrooms : Two additional shower rooms (one en-suite) : Lift : 24 Hour Porterage : Communal Garden

## LOCATION

Coleherne Court is within easy reach of a wide variety of high end shops and facilities of South Kensington, the shops of the Old Brompton Road, Fulham Road, Hollywood Road and Earl's Court, and within walking distance of Kensington Gardens, Hyde Park. With direct links via the London Underground from nearby Earl's Court and Gloucester Road stations to the City, the West End and Heathrow, the apartment also benefits from excellent connections via the A4, M4 and M25 and is close to the extensive cycle network linking the area to the West End and City through London's parks.





ACCESS TO HIDDEN COVETED 2 ACRE COMMUNAL GARDENS



Terms

Price: £1,600 Per Week

Deposit: 6 Weeks

Local Authority: The Royal Borough of Kensington & Chelsea

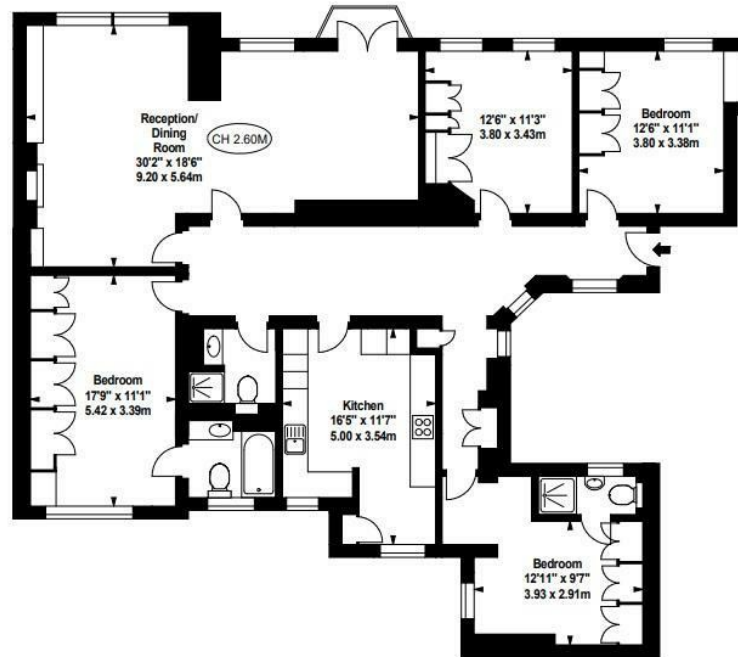
Council Tax Band: G

## Coleherne Court, Old Brompton Road, SW5

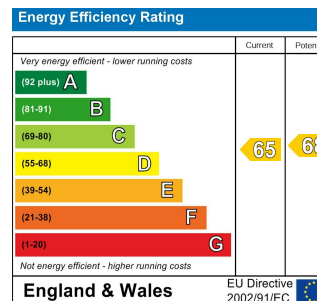
APPROX. GROSS INTERNAL AREA \*  
1743 Ft<sup>2</sup> - 161.92 M<sup>2</sup>

This floorplan is for GUIDANCE ONLY and NOT FOR VALUATION purposes.

Key:  
CH - Ceiling Height



FOURTH FLOOR



## FEATURES

- 4 Double Bedrooms with Integrated Wardrobes/Extensive Storage
- 3 Bathrooms with 2 En-Suite Bathrooms
- South Facing Double Reception with Balcony plus Access to communal gardens
- First Rate Block Building within the Royal Borough of Kensington & Chelsea
- Council Tax Band: G / EPC Rating: D
- G.I.A 1743 Sq Ft/ 161.92 Sq M
- 24 Hour Portorage + CCTV Security / Top (Fourth) Floor with Lift
- Unfurnished
- On street/residents parking
- Balcony with French Doors / Secondary Glazing with 2.6 M CH



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