



Onslow Gardens, South Kensington SW7



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A beautifully proportioned three bedroom duplex penthouse apartment with lift access, positioned in one of the most sought-after buildings on Onslow Gardens, enjoying green views of Onslow Square to the front and Onslow Gardens to the rear. The apartment is a unique offering, situated in a well-maintained building with elegant communal areas, portered block management, and residents' access to both garden squares, including a tennis court - subject to application.

Entering on the third floor to a bright, welcoming entrance hallway with a guest W/C, which is adjacent to an impressive triple window drawing room with green views of the square, featuring an attractive fireplace and floor-to-ceiling integrated bookshelves.

This exceptional opportunity is ideally suited for an investor buyer.



Asking price: £3,500,000

Tenure: Leasehold: approximately 982 years remaining

Service charge: approximately £15,982 per annum (including reserve fund contributions), reviewed every year, next review due 2025

Ground rent: a peppercorn per annum

Local authority: Royal Borough of Kensington & Chelsea

Council tax band: H

A formal dining room leads off the drawing room, with an ornate fireplace and a green outlook. A separate, well-appointed eat-in kitchen is on this floor, including integrated appliances, a smart hob and pristine worktops. The hallway also has built-in storage and a separate utility room.

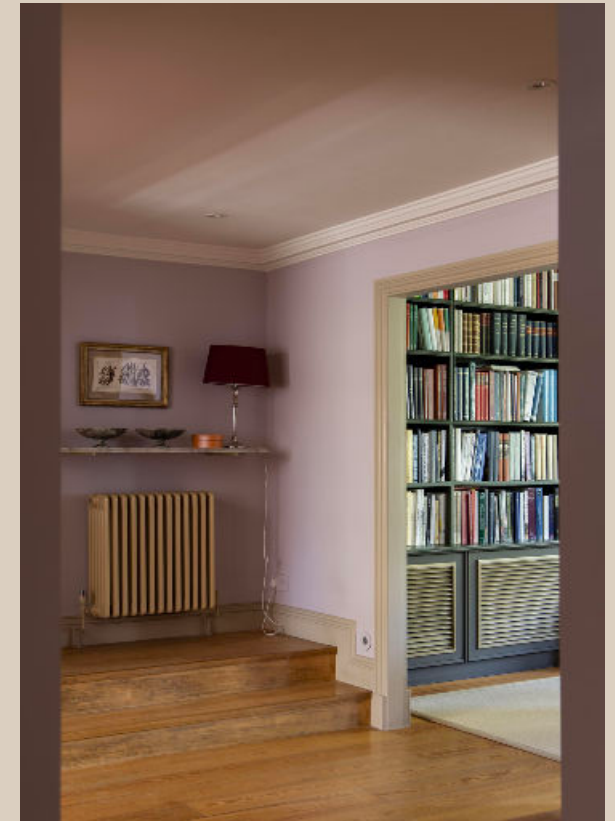
Onslow Gardens is one of South West London's most prestigious addresses and is well located for the shops and restaurants of South Kensington, as well as providing easy access to the underground stations of both South Kensington and Gloucester Road, not to mention easy access to Heathrow. Hyde Park is within walking distance and has the exceptional facilities of Knightsbridge and Chelsea.

Please note that we have been unable to confirm the date of the next review for service charge/ground rent. You should ensure that you or your advisors make your own inquiries.



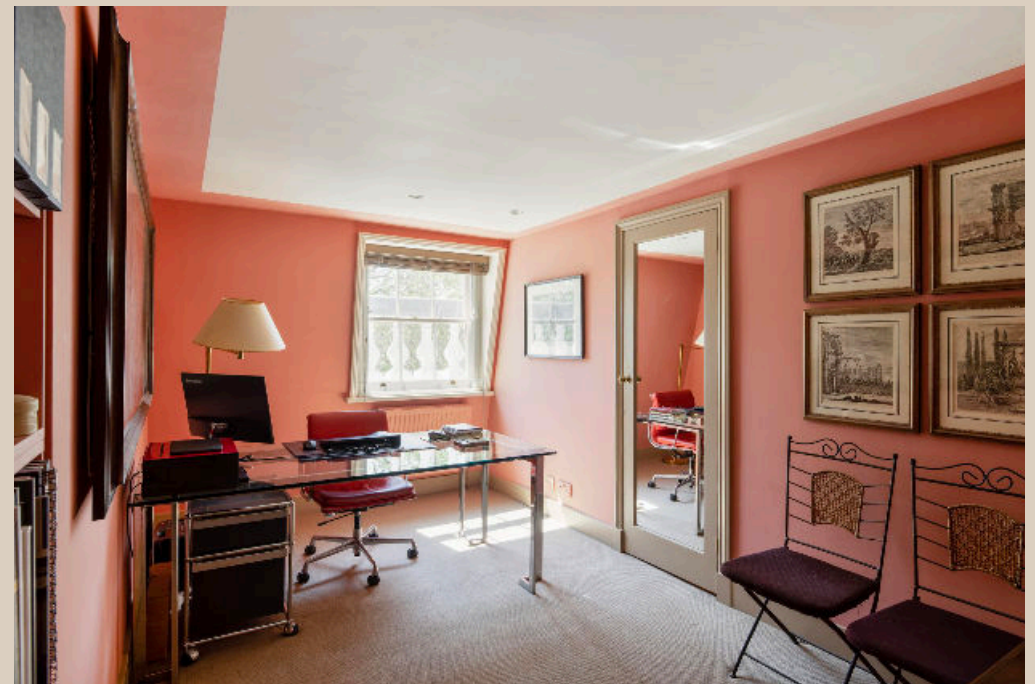


The apartment has a separate dining room, perfect for entertaining.





The principal bedroom is situated upstairs, served by extensive wardrobe storage and an en suite with a bath and built-in cupboards. This floor is also home to two further double bedrooms, one benefiting from an en suite with a walk-in shower. All bedrooms enjoy beautiful green views over the communal gardens below. There is a spacious landing on this floor, which creates a unique footprint and a wonderful sense of space.





The building has an exceptional communal area with a well-maintained lift.

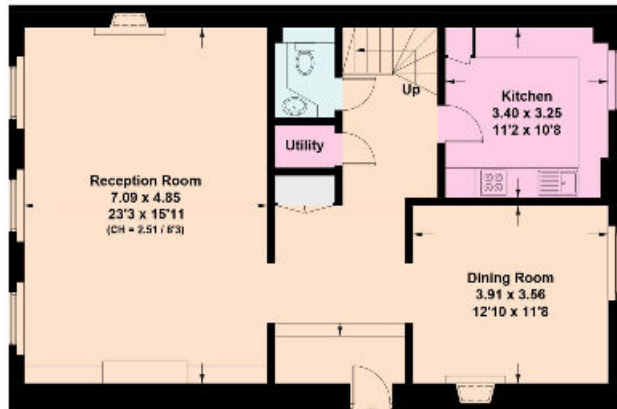


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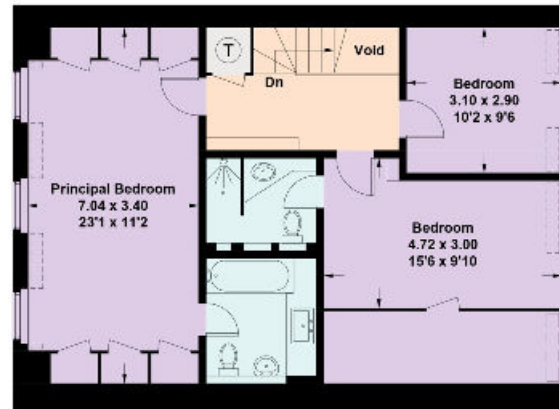
Approximate Floor Area = 159.9 sq m / 1721 sq ft
Including Limited Use Area (4.5 sq m / 48 sq ft)



 Reduced head height below 1.5m



Third Floor



Fourth Floor

This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the important notice on the last page of the text of the Particulars.

Knight Frank

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I would be delighted to tell you more

Rebecca Jane Higgins



Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

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Particulars dated June 2023. Photographs and videos dated June 2023.

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