



Ifield Road, London **SW10**

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The apartment shares an entrance and a smart communal area one other apartment. The communal area is complete with chequerboard tiles, Bauwerk limewash paint and an Oak staircase with oval spindles. The entrance has Banham locks and door furniture with audio and video intercom systems.

Inside the apartment, the quality of finish is exceptional. Oak chevron flooring runs throughout.



Guide price: £2,150,000

Tenure: Share of freehold plus leasehold, approximately 991 years remaining

Service charge: We have been unable to confirm the current service charge or review period. You should make your own enquiries

Local authority: Royal Borough of Kensington and Chelsea

Council tax band: Unknown





Upon entry onto the second floor, there are two double bedrooms, both of which host bespoke oak wardrobes with imbedded wallpaper, Sheer curtains with blackout blinds. There is a separate study.

The principal bedroom hosts an en suite bathroom and the second bedroom hosts an en suite shower room. Both are complete with Bauwerk limewash paint, a bespoke handmade oak double vanity unit wrapped in Calacatta Alitissimo, Burlington fittings and handmade deluxe tiles. The second bedroom hosts an en-suite shower room and there is a separate guest cloakroom with dark emperado marble.

Upstairs, the bright, open-plan reception room boasts bright skylights and sliding patio doors onto a west-facing recessed terrace, which feels private and sheltered, given that it cannot be seen from the road.

The handmade dark oak kitchen is complete with Taj Mahal Quartzite stone, heritage brass fittings and Siemens appliances. The curved, fluted island makes for an excellent entertaining space. There is space for a six-seater dining table and the seating area is centred around a bespoke, handmade oak media unit with integrated air-conditioning.

There is Fujitsu air conditioning in kitchen and through the wardrobes in both bedrooms.

Location

Ifield Road is a peaceful, residential street in Chelsea.

The vibrant Kings Road provides a broad selection of luxury and boutique shops, restaurants and bars, as well as excellent schools. The Fulham Road is also conveniently located, with its array of supermarkets and cafes.

The Thames path provides excellent walking, jogging and cycling routes along the Chelsea Embankment and there are plenty of green spaces within easy reach including Battersea Park with its lakeside cafe and wide range of sporting facilities. The extensive regeneration of the Earls Court to the north and the power station to the south bring added excitement to the area.

Earls Court Underground Station (Piccadilly, District and Circle lines) is 0.5 miles away, with West Brompton Station (District line and Overground) 0.4 miles away.

*All distances are approximate.





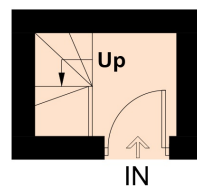
Ifield Road, SW10

Approximate Gross Internal Floor Area

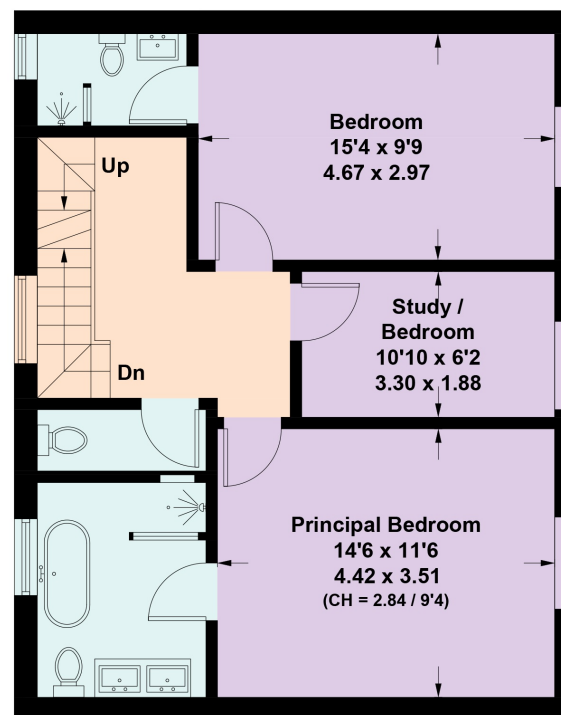
113.9 sq m / 1226 sq ft

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

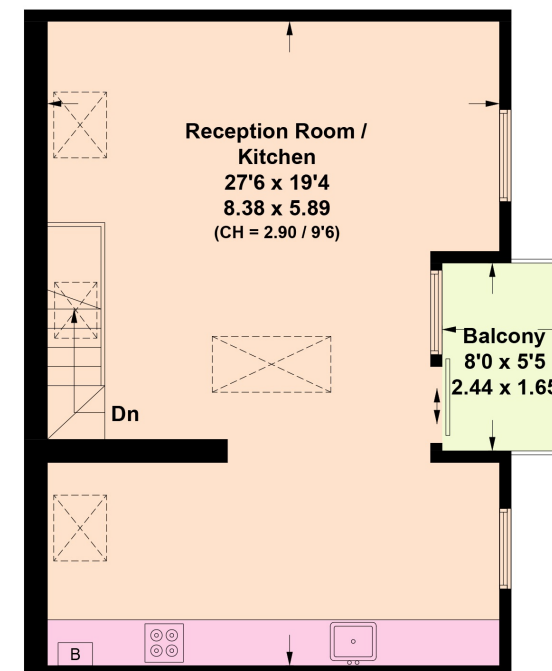
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First Floor



Second Floor



Third Floor

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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 October 2024. Photographs and videos dated October 2024.

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