



# COURTFIELD GARDENS

London, SW5



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An elegant four/five bedroom lateral apartment with balcony, terrace  
and green views on a prime garden square in SW5.



Local Authority: Royal Borough of Kensington and Chelsea

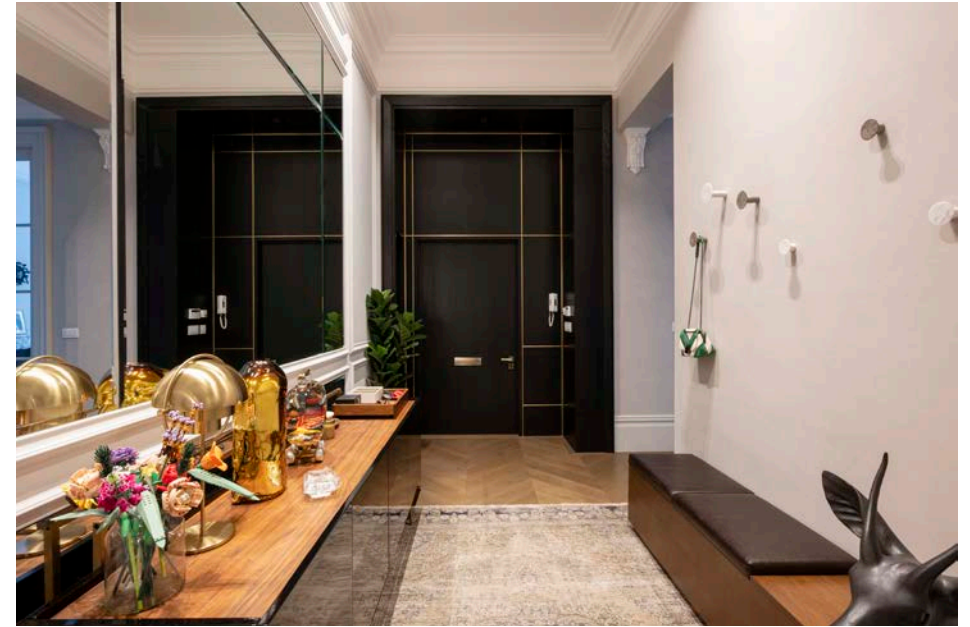
Council Tax band: H

Tenure: Share of freehold, plus leasehold with approximately 849 years remaining

Ground rent: Peppercorn

Service charge: £8230.02 per annum, reviewed every year, next review due 2026

Guide price: £6,500,000



## COURTFIELD GARDENS SW5

This rare four/five-bedroom lateral apartment in Courtfield Gardens offers scale, elegance, and prime location. On the first floor of a distinguished stucco-fronted building with lift access, it spans 3,218 sq ft and boasts tranquil garden square views from the coveted south-east corner.

A grand entrance hall leads to interconnecting reception and dining rooms, ideal for entertaining. Soaring 4.27m ceilings, period detailing, and natural light enhance the space, with morning sun from the rear terrace and afternoon glow from bay windows. Elegant French doors connect the reception areas to a stylish kitchen/breakfast room and a versatile study, which may serve as a fifth bedroom.







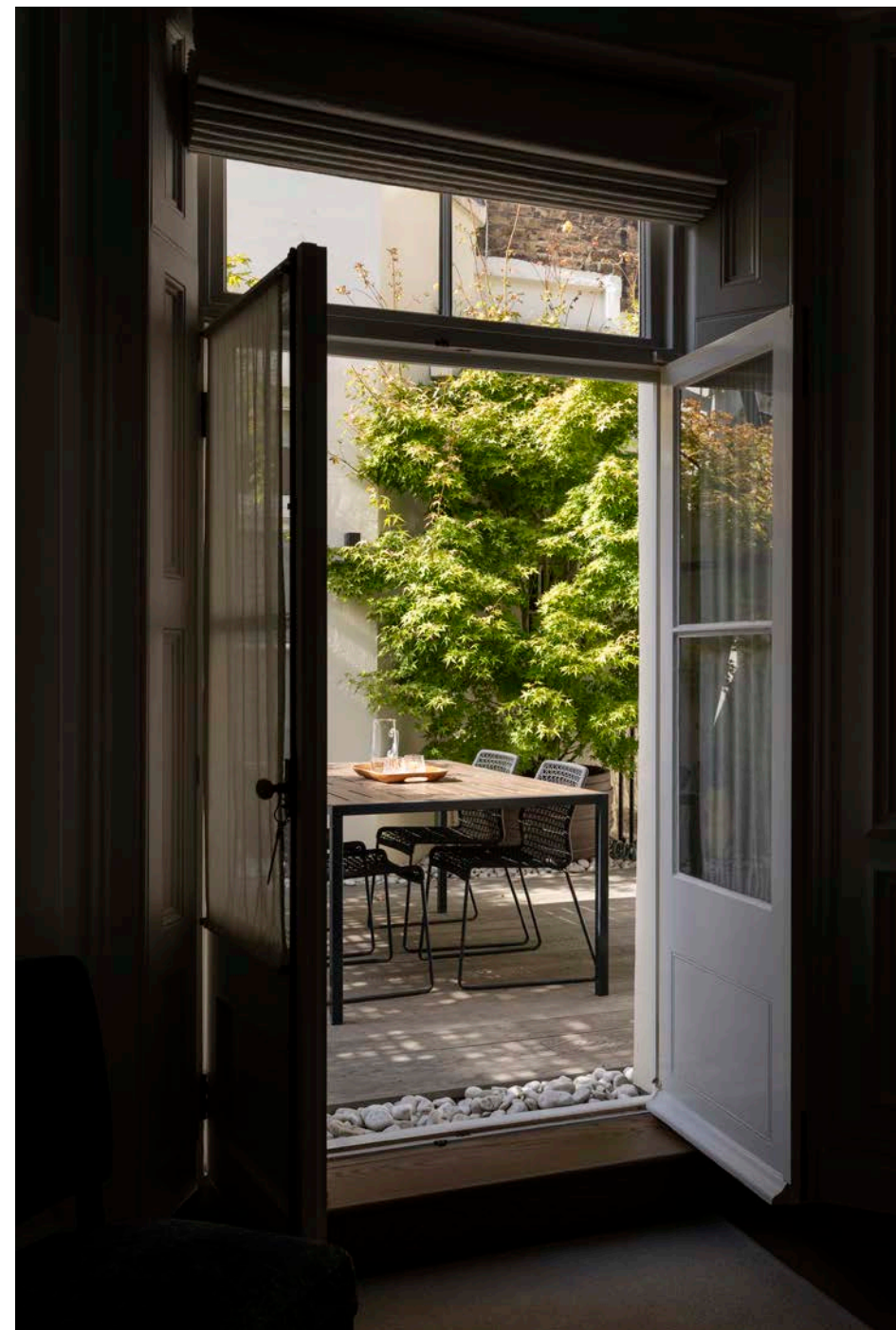


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To the rear of the first floor, the principal suite features a dressing area, en suite bathroom, and direct access to a leafy, decked terrace. Opposite, a second en suite double bedroom also opens onto the terrace, offering ideal flexibility for guests or family life.

Upstairs, two additional bedroom suites each include en suite shower rooms, completing the accommodation. A guest WC and laundry room are discreetly tucked off the landing near the entrance hall, with generous storage throughout.

The apartment also benefits from lift access and residents' eligibility (subject to application) for the beautifully maintained communal gardens of Courtfield Gardens.







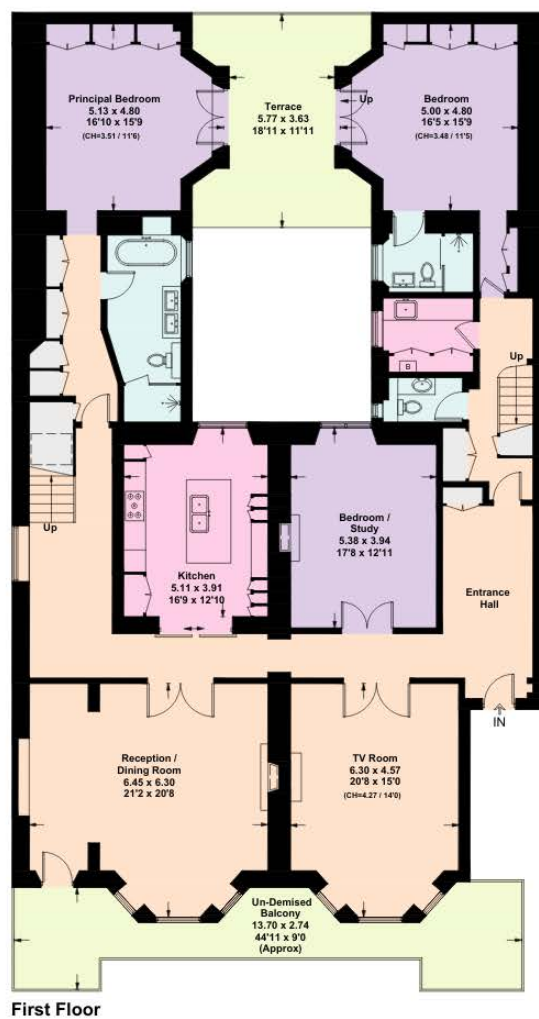
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Courtfield Gardens is regarded as one of SW5's most desirable garden squares, known for its impressive period architecture and tranquil green setting.

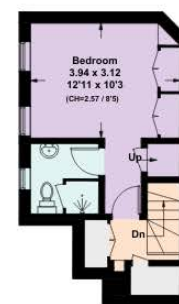
The property is moments from the boutiques, cafés and restaurants of Gloucester Road and Old Brompton Road, with Gloucester Road Underground Station (Circle, District and Piccadilly lines) offering superb connectivity across London and direct links to Heathrow. The cultural landmarks of South Kensington, including the Natural History Museum, Victoria & Albert Museum and Hyde Park, are all within proximity.







□ Reduced head height below 1.5m



Approximate Gross Internal Area = 299 sq m / 3,218 sq ft

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)

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