



Pavilion Road, London **SW1X**



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This attractive mews house offers three bedrooms and three bathrooms. It is situated on the Western side of Pavilion Road within the Hans Town Conservation Area.

Upon entering, you approach a spacious kitchen and a practical island. A dumbwaiter services the first-floor bar. Upstairs, the living room is highlighted by double-height ceilings and skylights. The primary bedroom is a tranquil retreat positioned around a central light well, leading to walk-in wardrobes. On the lower ground floor, two generous guest bedrooms, each with en-suite bathrooms, have access to a light well that doubles as a charming terrace.



Guide price: £4,950,000

Tenure: Leasehold: approximately 988 years remaining

Ground rent: Peppercorn

Local authority: Royal Borough of Kensington and Chelsea

Council tax band: H







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Approximate Gross Internal Floor Area 243 sq m / 2616 sq ft

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.



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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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