



**GLOUCESTER STREET**  
PIMLICO

**JACKSON-STOPS** 

## GLoucester Street, Pimlico, SW1V

ASKING PRICE: £450,000

A very rare opportunity to purchase this infill maisonette occupying the first and second floors in Pimlico, SW1.

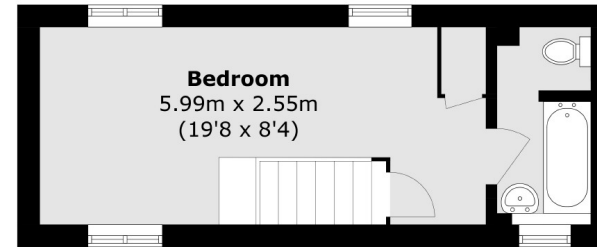
The first floor reception room leads out to a quiet terrace, making it excellent for both relaxing or entertaining. The building has recently undergone a full external refurbishment including the addition of roof insulation, for improved energy efficiency.

This would suit all those looking for a small refurbishment project, the perfect Pimlico pied-a-terre or indeed a long term central London investment. The property is offered with 55 years remaining on the lease.

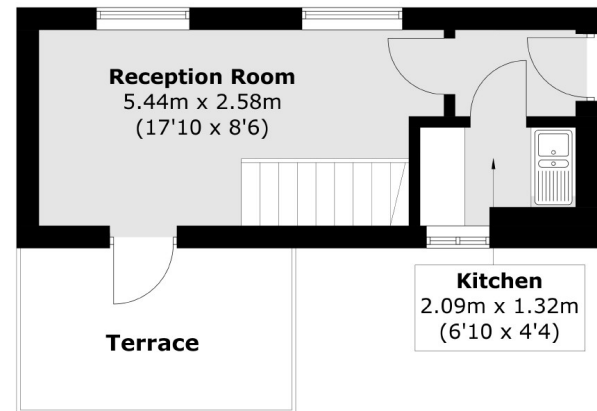
### KEY FEATURES

- Maisonette
- Service Charge: £3686 pa
- Inc Reserve Fund
- Tax Band: E
- Ground Rent: £150 pa
- Private Roof Terrace

Energy Rating: D. We aim to make our particulars both accurate and reliable. However they are not guaranteed; nor do they form part of an offer or contract. If you require clarification on any points then please contact us, especially if you are travelling some distance to view. Please note that appliances and heating systems have not been tested and therefore no warranties can be given as to their good working order.



**Second Floor**



**First Floor**

Total area (approx.): 38.8 sq. m (417.7 sq. ft)  
Terrace: 7.9 sq. m (85.0 sq. ft)

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