




Lowndes Square

Knightsbridge SW1



A unique freehold
‘key-house’ located in super
prime Knightsbridge which
has planning permission for a
magnificent residence with a
linked mews house.



Proposed Accommodation & Amenities

- Grand Entrance Hall
- Dining Room
- Drawing Room
- Family Room
- Kitchen/Breakfast Room
- Master Bedroom Suite
- Nine Additional Bedroom Suites
- Games Room
- Wine Store & Humidor
- Spa Complex
- Swimming Pool
- Media Room
- Study
- Office / Library
- Fitness Room
- Three Cloakrooms
- Utility Room
- Courtyard Garden
- Roof Terraces
- Chef's Kitchen
- 6 Person Passenger Lift
- 2 Car Garage



Lowndes Square

Lowndes Square is one of central London's most prestigious garden squares in the heart of globally renowned Knightsbridge. The property is the 'key house' within an impressive terrace, characterised by grand columns, entrance porticos and stucco façades.

The Property

The existing property is currently laid out as three separate apartments plus a mews house at the rear. The property is the principal 'key-house' on the most sought after east side and is the only property with direct views through to Sloane Street.





Lowndes Square

Planning permission has been obtained from Westminster Council to create a grand single residence with integrated mews house, 10 bedroom suites, impressive entertaining rooms, large passenger lift with step free access throughout the property, three outdoor terraces, swimming pool and spa complex and internal parking for two cars and additional private parking in the mews.

An unusual and important aspect of this property is that it is not listed and not within a conservation area. Nor is it part of any estate management scheme.

Offers are invited for the freehold interest.

Lowndes Square

Lowndes Square is extremely well located for a range of amenities, including the 350 acres (160 hectares) of Hyde Park, one of eight Royal Parks in the capital.

The iconic department stores of Harvey Nichols and Harrods, a wide selection of five star hotels, London's finest restaurants, international music venues, luxury shopping, leading museums, schools and universities are all within close proximity, thus making it an exceptional international address.

Heathrow airport is approximately 14 miles away.



Location



Shopping

01	Harrods	08	Channel
02	Christian Louboutin	09	Prada
03	Harvey Nichols	10	Louis Vuitton
04	Gucci	11	Tom Ford
05	Hermès	12	Salvatore Ferragamo
06	Jimmy Choo	13	Waitrose
07	Giorgio Armani		



Hotels

15	Mandarin Oriental	20	The Lanesborough
16	The Hari	21	Jumeirah Carlton
17	Bulgari	22	Jumeirah Lowndes
18	The Park Tower	23	The Halkin
19	The Berkeley	24	The Wellesley



Restuarants

25	Zuma	31	Ishbilia
26	Marcus Wareing	32	Amaya
27	Zafferano	33	Ottolenghi
28	Mosimann's	34	L'eto Caffè
29	Noura	35	Bar Boulud
30	Beiteddine		



Schools

36	Hill House	38	Eaton House
37	Sussex House	39	More House

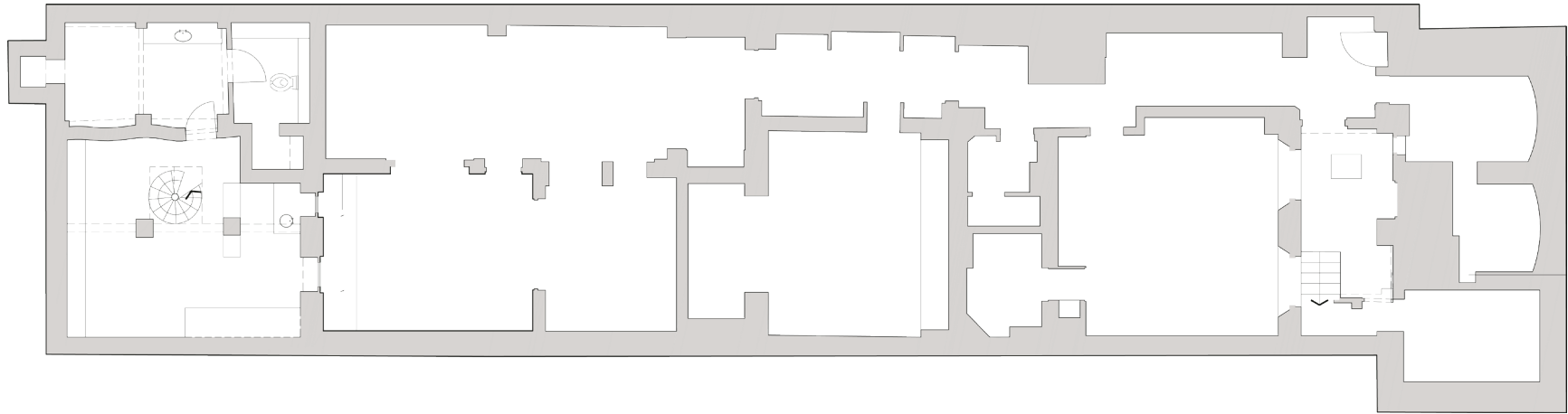




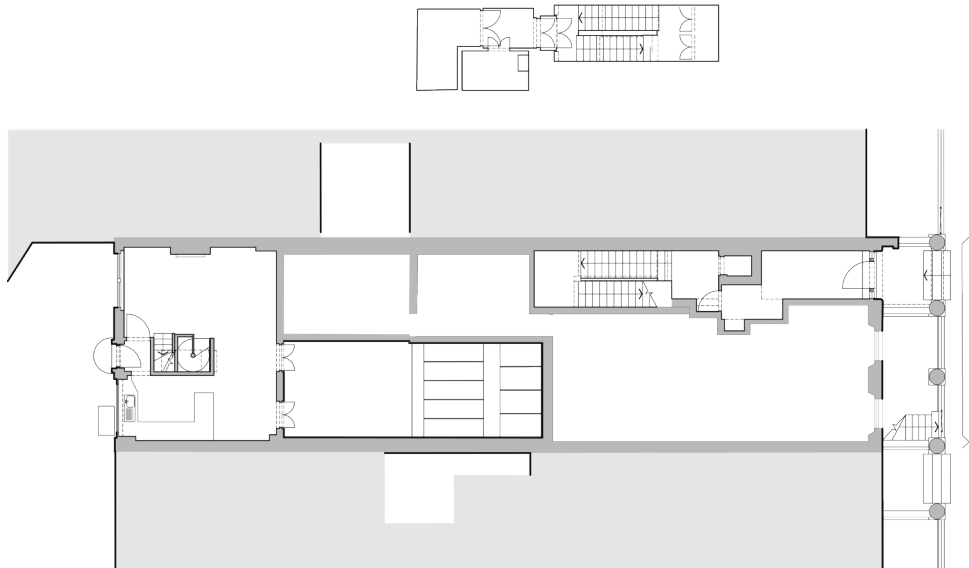


Existing Floorplans

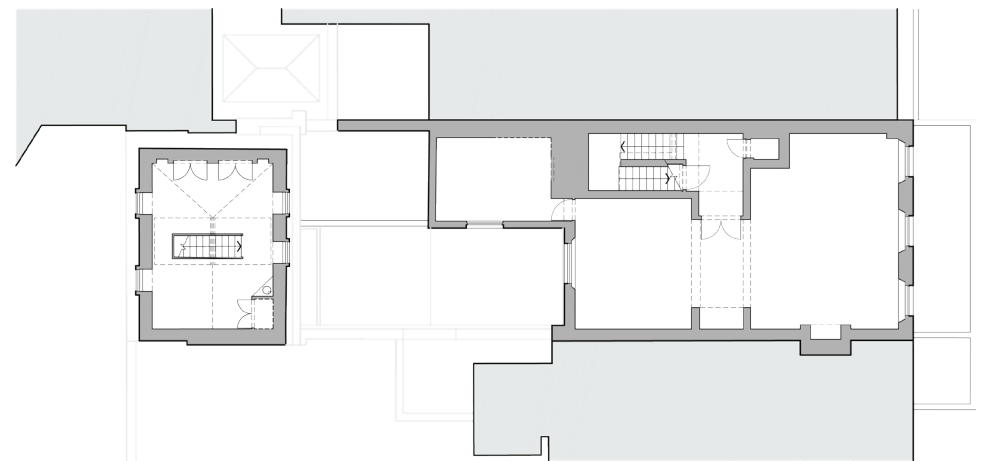
Lower Ground Floor



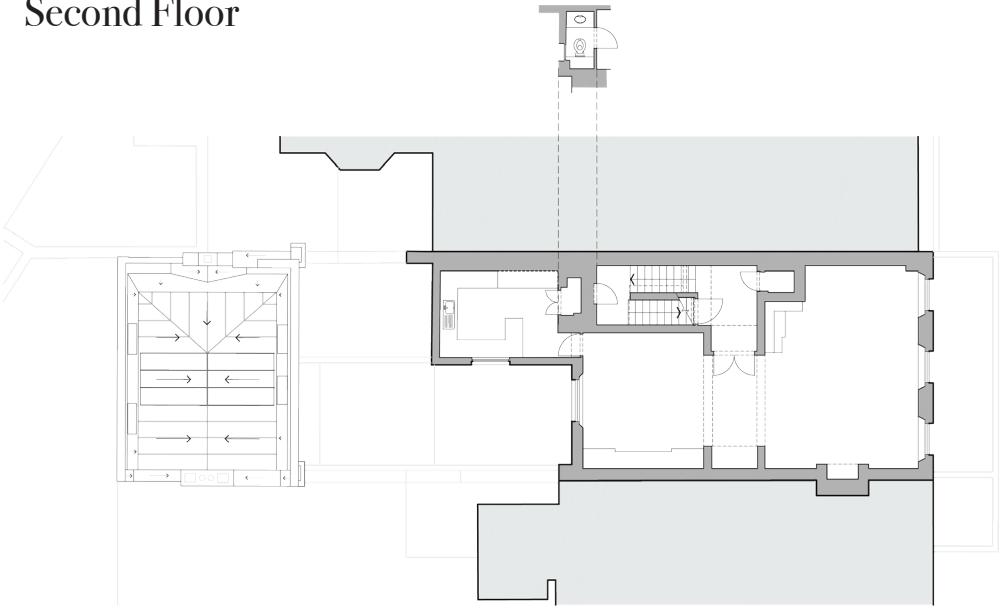
Ground Floor



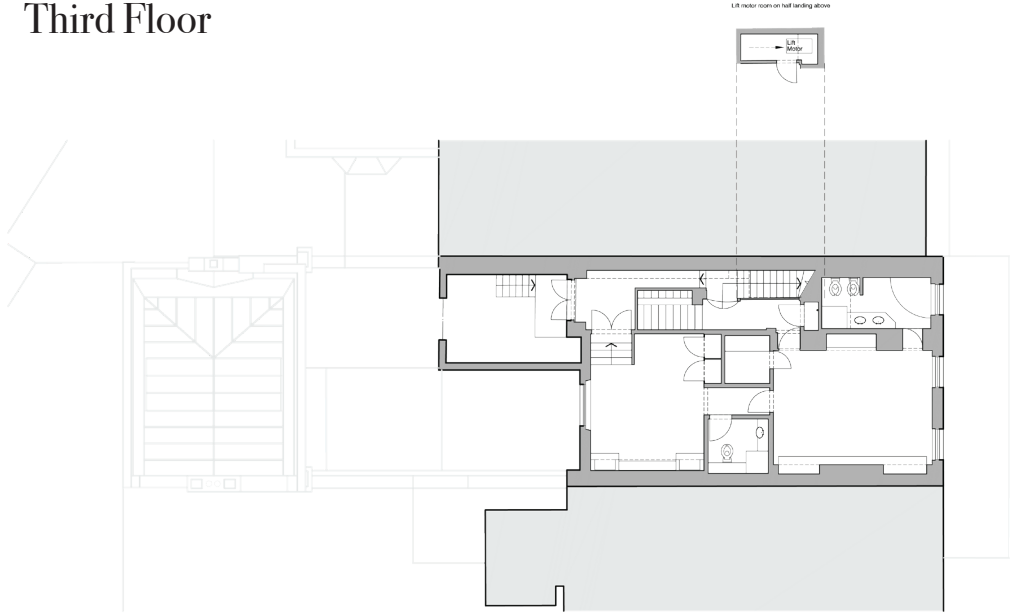
First Floor



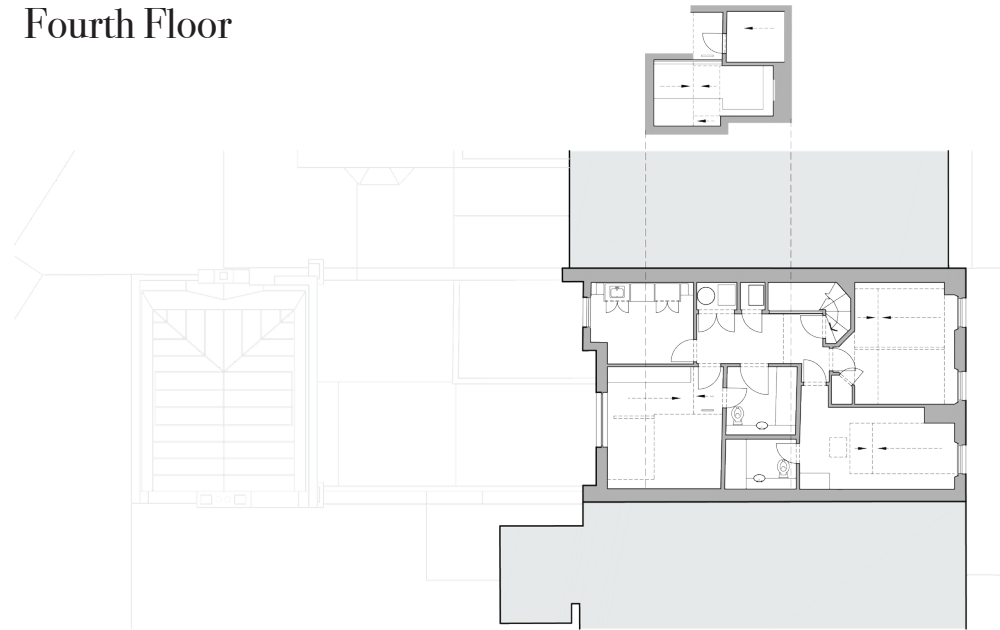
Second Floor



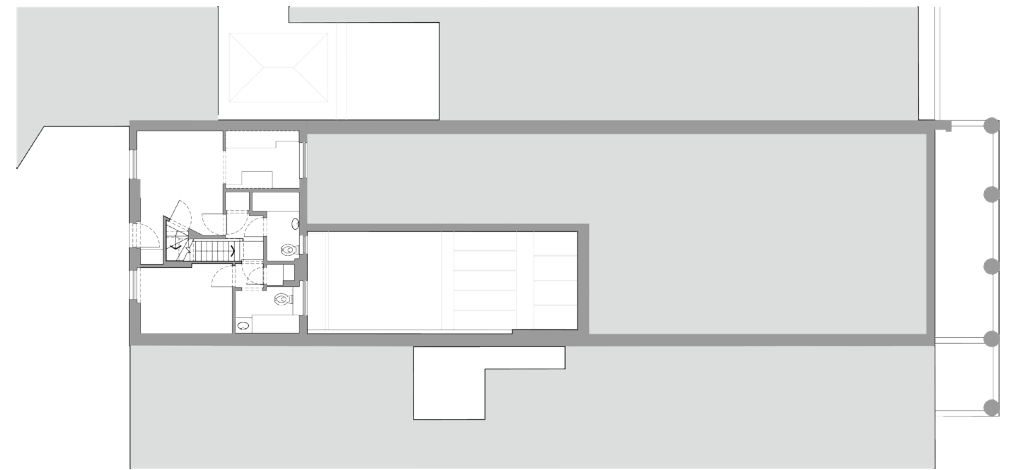
Third Floor



Fourth Floor



First Floor Mews



Proposed Floorplans

Approx Gross Internal Area

Town house: 11,061 sq ft

Mews house: 1,582 sq ft

Total: 12,643 sq ft

Additional Area Pending Consent

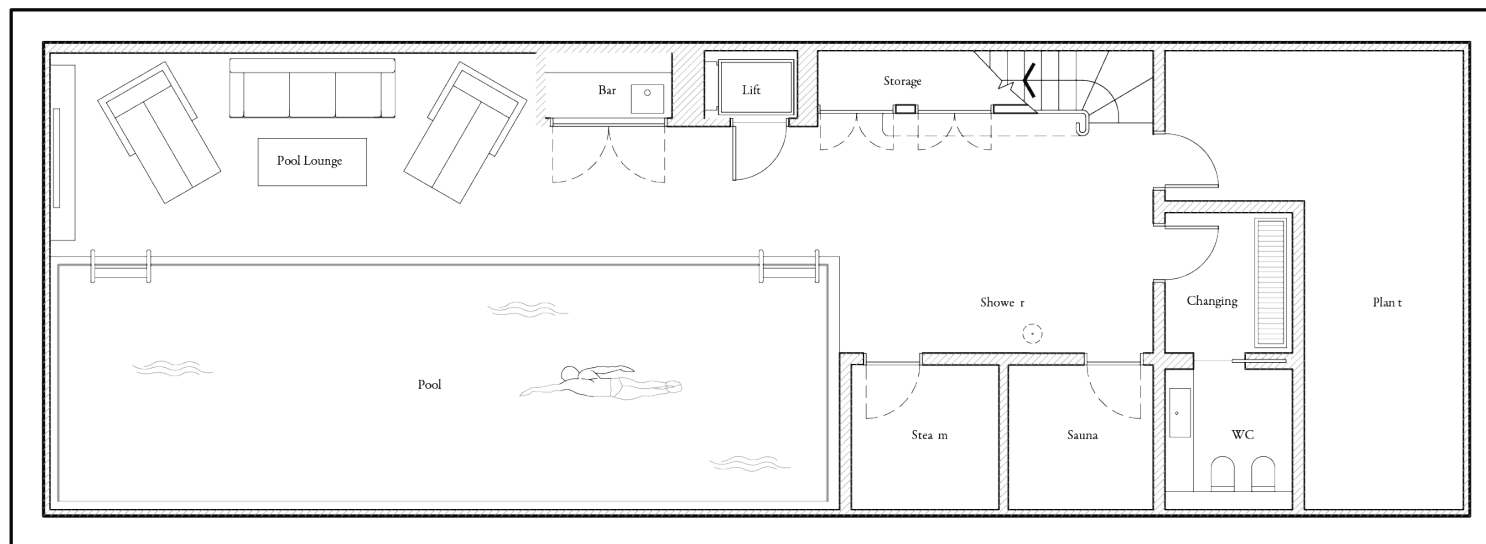
Town house: 586.6 sq ft

Mews house: 683.5 sq ft

Total: 1,270.2 sq ft

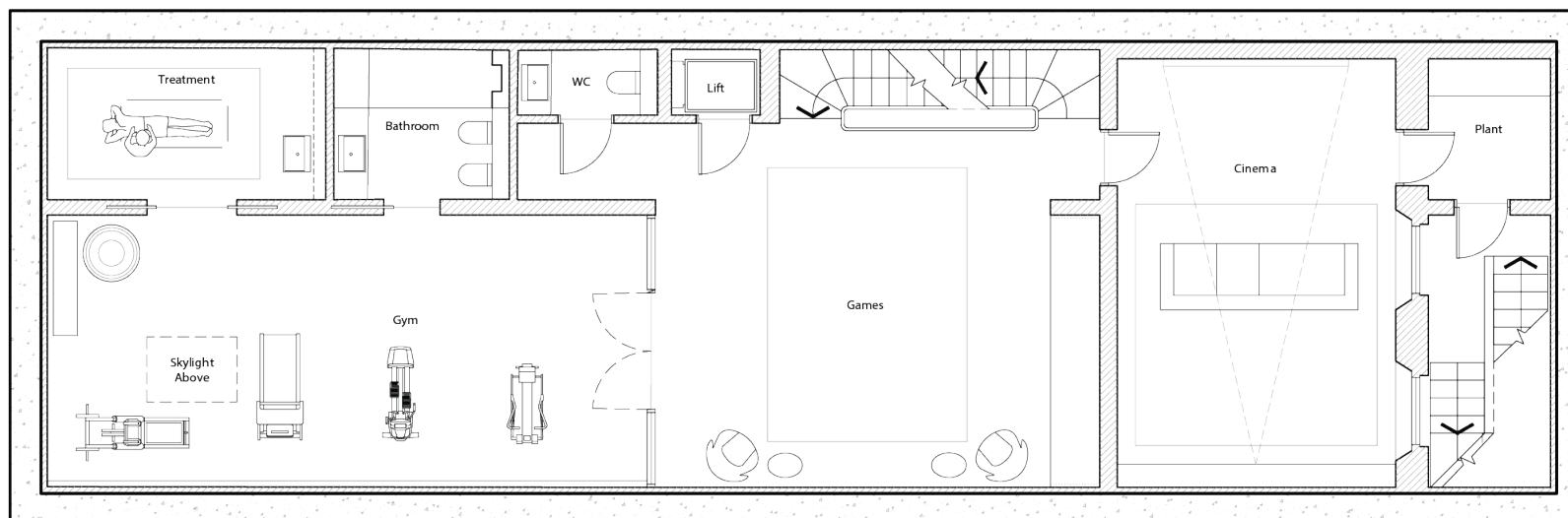
Basement 2

1722.2 sq ft



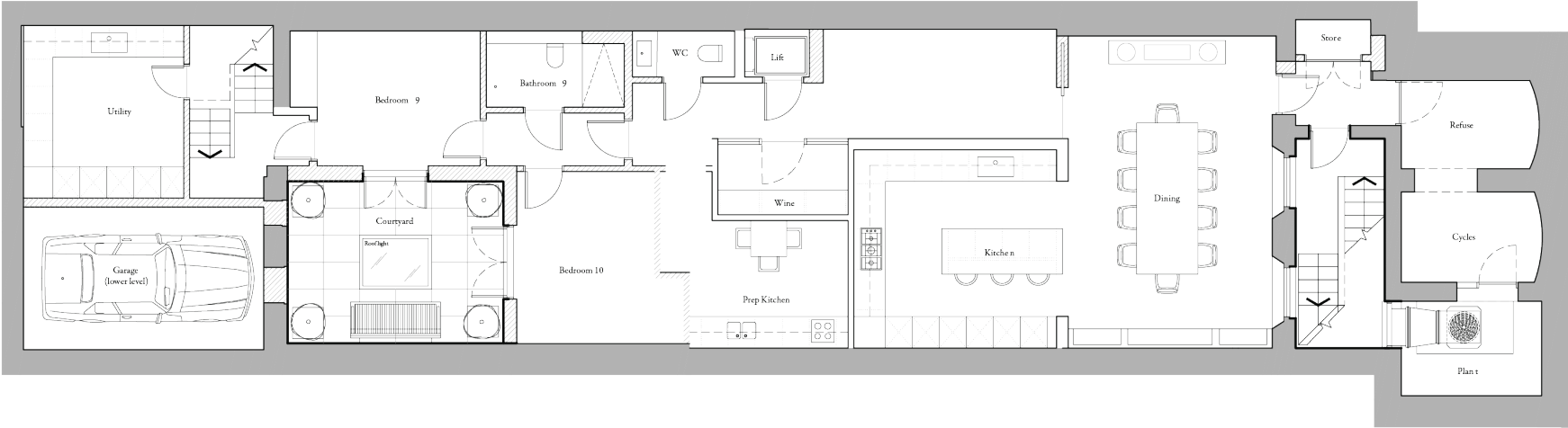
Basement 1

1862.2 sq ft



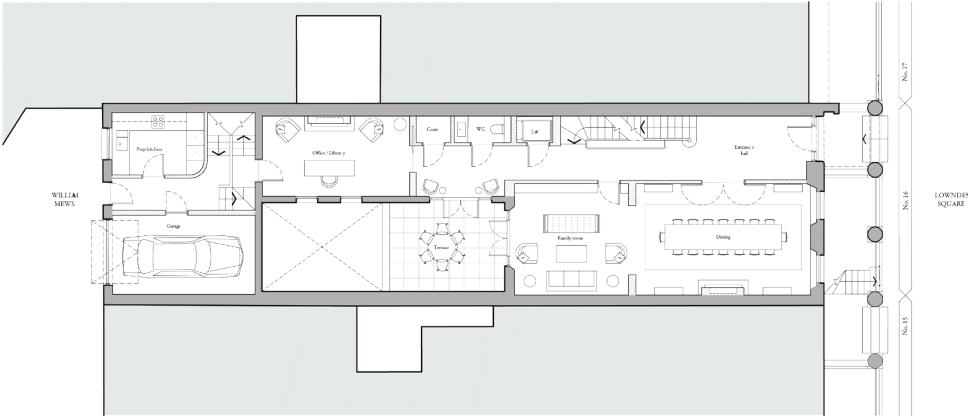
Lower Ground Floor

1743.8 sq ft



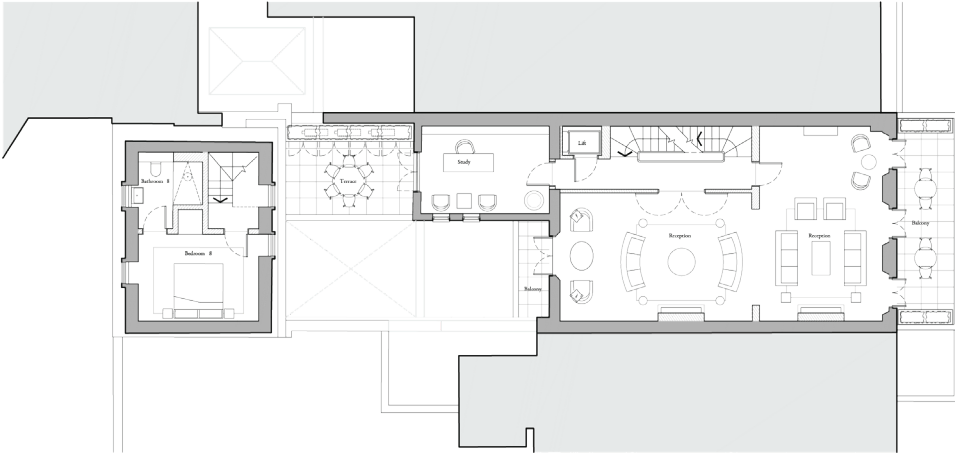
Ground Floor

1248.6 sq ft



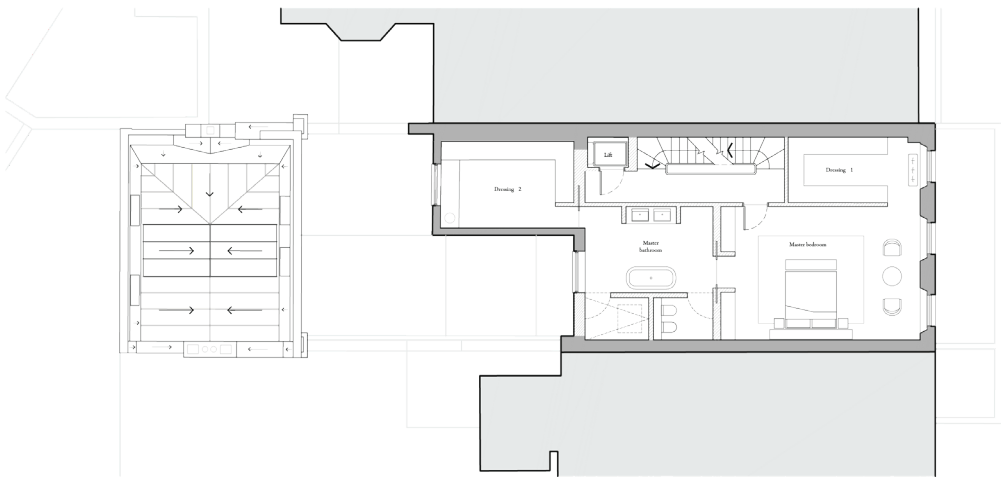
First Floor

1088.2 sq ft



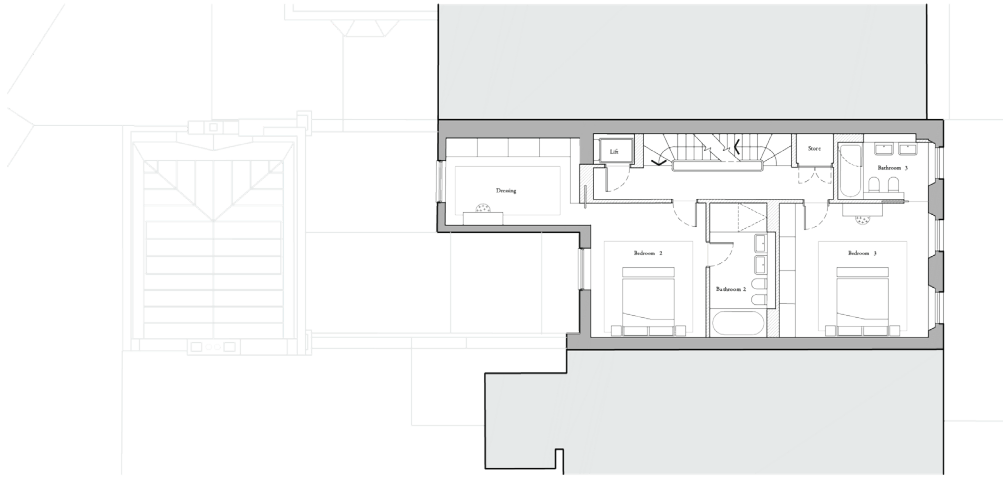
Second Floor

1087.2 sq ft



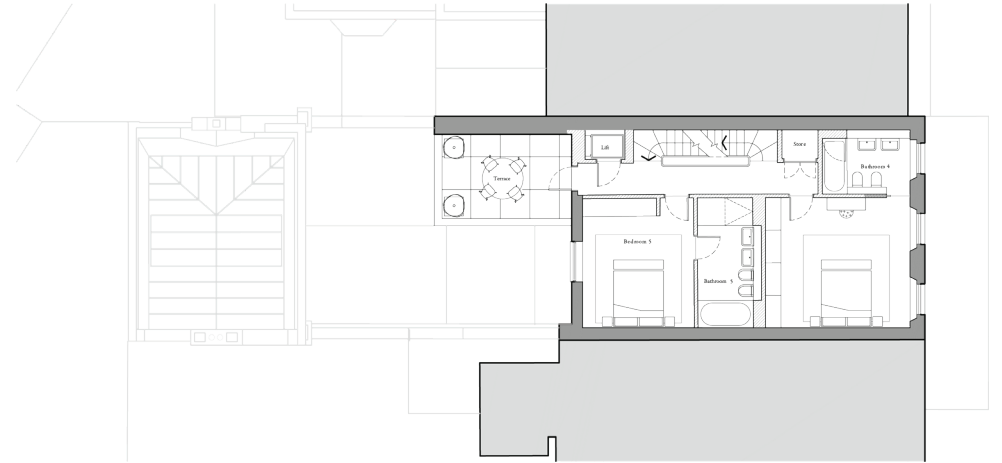
Third Floor

1087.2 sq ft



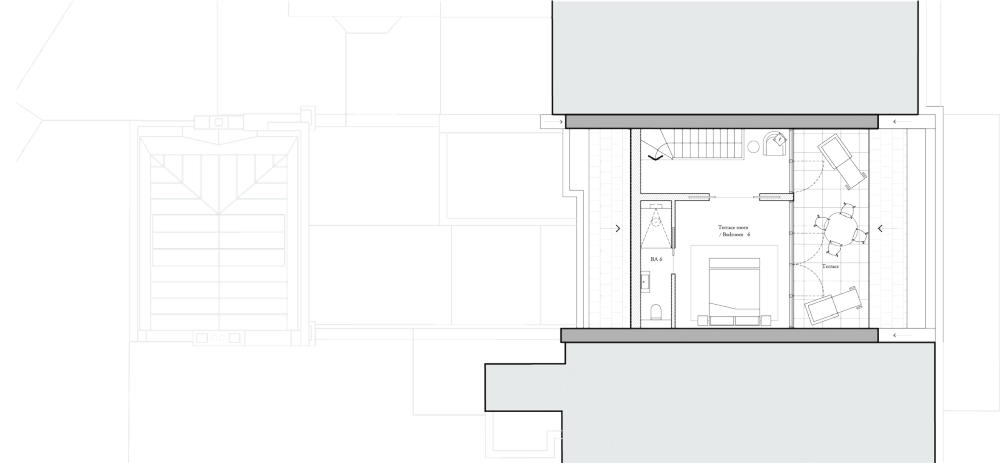
Fourth Floor

904.2 sq ft



Fifth Floor

403.7 sq ft





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Knightsbridge SW1



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