



Westminster Gardens, Marsham Steet **SWIP**

---



## Westminster Gardens, Marsham Street **SWIP**

The apartment is on the fifth floor and has a lift, residents' parking, balcony, a 24-hour concierge and a communal roof terrace. The accommodation provides spacious lateral living, a reception/dining room spanning 38 ft in length, a large separate family kitchen, two large double bedrooms and a third bedroom/study. The property has a large family bathroom and a separate shower room with an abundance of storage space throughout.

Please note we have been unable to obtain the review periods for the service charge and/or ground rent. You should ensure you or your advisors make your own enquiries.



**Guide price:** £1,350,000

**Tenure:** Share of freehold plus leasehold, approximately 964 years remaining

**Service charge:** £15,164.26 per annum

**Ground rent:** £25 per annum

**Local authority:** City of Westminster

**Council tax band:** G





The apartment has a share of the freehold and has approximately 964 years remaining on the lease.

Westminster Gardens is located in an Art Moderne residential block which was built in the mid 1930's and designed by TP Bennett & Sons





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.



chris.mulry@knightfrank.com



All information is correct at the time of going to print. Knight Frank is the trading name of Knight Frank LLP. Knight Frank LLP is a limited liability partnership registered in England and Wales with registered number OC305934. Our registered office is at 55 Baker Street, London W1U 8AN. We use the term 'partner' to refer to a member of Knight Frank LLP, or an employee or consultant. A list of members names of Knight Frank LLP may be inspected at our registered office. If you do not want us to contact you further about our services then please contact us by either calling 020 3544 0692, email to [marketing.help@knightfrank.com](mailto:marketing.help@knightfrank.com) or post to our UK Residential Marketing Manager at our registered office (above) providing your name and address.