



Egerton Gardens
Knightsbridge SW3

 Maskells



A stunning 3 bedroom duplex apartment with direct lift access, a private roof terrace offering stunning views and excellent reception space, on a sought after communal garden address.



On the 3rd floor towards the front, there is an excellent principal bedroom with built-in storage and an en-suite bathroom. There is an attractive bay window offering lovely views towards the communal gardens, to which the flat has access. There are two further double bedrooms, both with built-in storage, and two further bathrooms (one en-suite). On the 4th floor, there is a generous reception room towards the front with vaulted ceilings and is a wonderful space. Towards the rear, there is a generous dining room with a fully fitted kitchen adjacent. There is also a guest cloakroom positioned off the hallway.



A spiral staircase leads up to a fantastic roof terrace which offers far-reaching views across London and is ideal for entertaining or dining al-fresco. The apartment also benefits from access to the beautiful communal gardens and the building benefits from a caretaker.

Egerton Gardens is a highly desirable address on the border of Knightsbridge and Chelsea. Within easy reach are a wide selection of world class shops, bars and restaurants. South Kensington station (District, Circle and Piccadilly lines) is 0.4 miles away, Knightsbridge station (Piccadilly line) is 0.6 miles away and Sloane Square station (District and Circle lines) is 0.8 miles away.





APPROXIMATE FLOOR AREA

161.5 sq m / 1,738 sq ft



TERMS

Asking Price £3,495,000

Tenure Leasehold with a Share of Freehold, 105 years (less 1 day) from 24 June 1996

Service Charge £11,389.46 for the year to 31.03.25

Ground Rent Peppercorn

EPC C

Council Tax Band G

Local Authority The Royal Borough of Kensington and Chelsea



Let's talk Mortgages

Maskells has partnered with Private Finance, an independent mortgage broker, directly authorised with specialist knowledge and whole of market access.

CLICK HERE

Privatefinance@maskells.com

Your home may be repossessed if you do not keep up repayments on your mortgage



@maskellsea

Maskells

71 Walton Street, London SW3 2HT

Tel: 0207 581 2216

sales@maskells.com

lettings@maskells.com

maskells.com

Soames

Tel: 07976 239946

www.soameslondon.com

