



## CRUSADER HOUSE

St James's SW1Y



Crusader House

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# CLASSIC GEORGIAN CHARM IN ST JAMES'S

A charming fifth-floor one-bedroom apartment in St James's, offering classic Georgian elegance, smart design and a private balcony.



Local Authority: City of Westminster

Council Tax band: G

Tenure: Leasehold, approximately 95 years remaining

Ground rent: £500 per annum, reviewed every year, next review due 2026

Service charge: £6,160 per annum, reviewed every year, next review due 2026

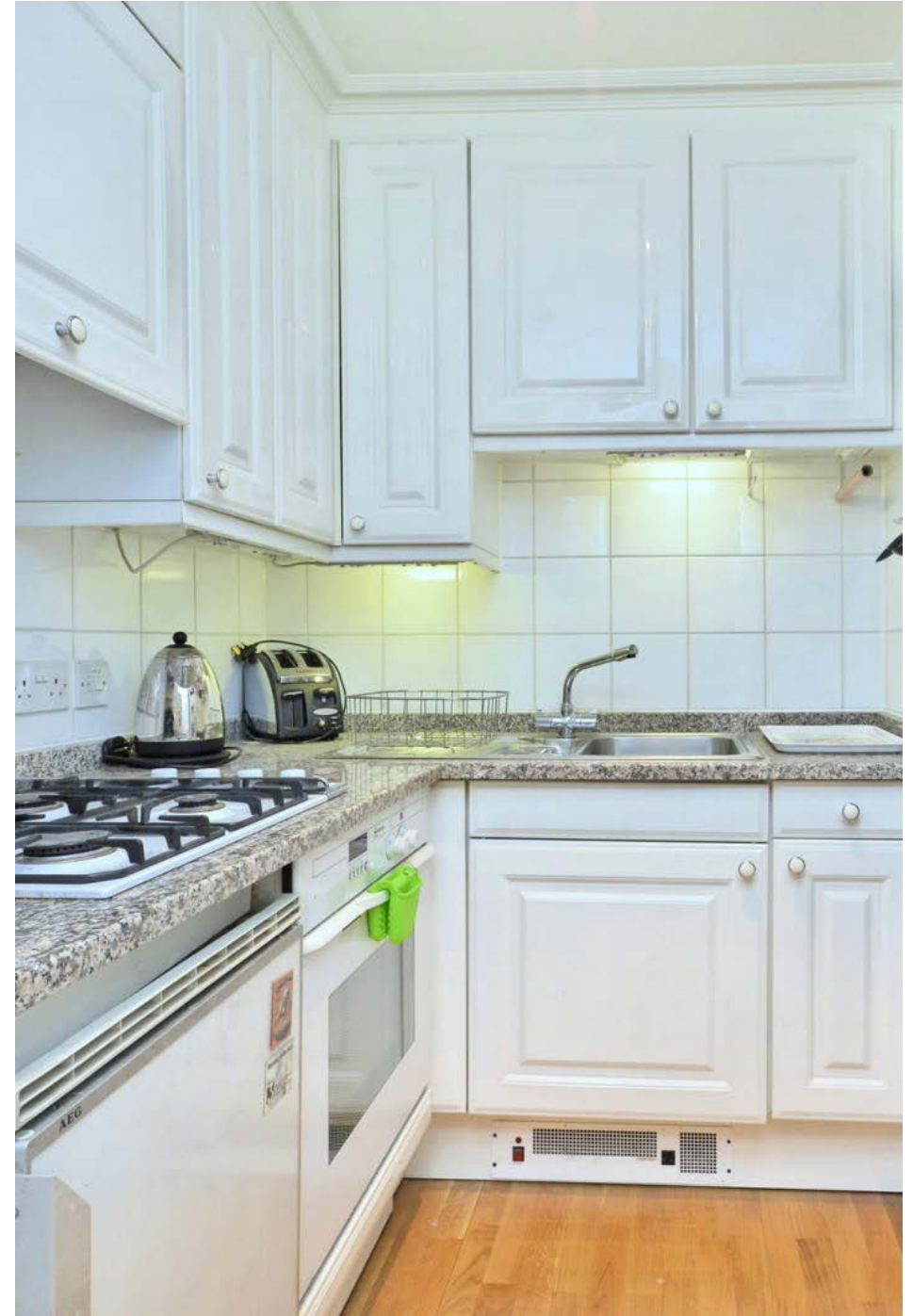
**Guide price: £750,000**

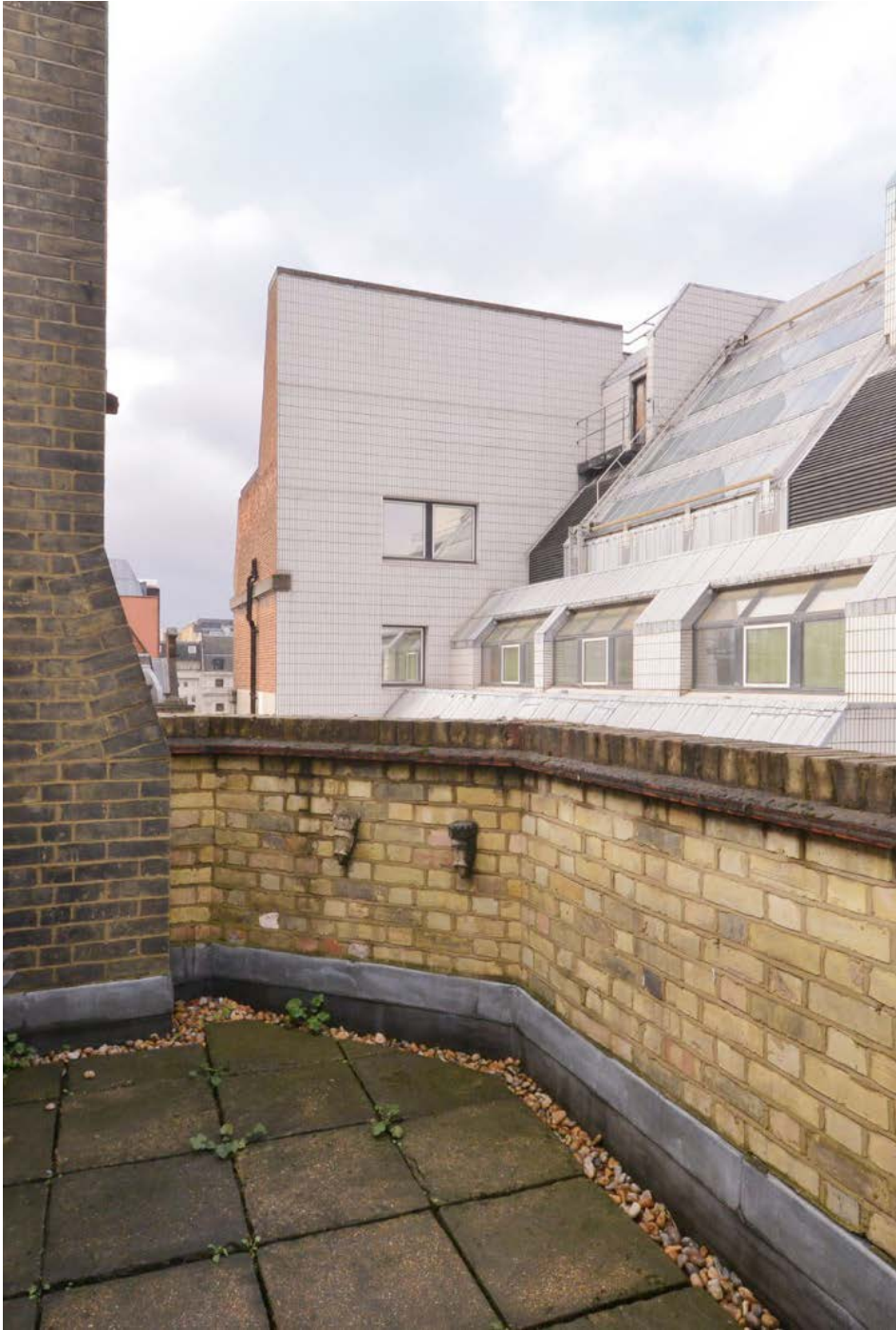


## CRUSADER HOUSE, ST JAMES'S SW1Y

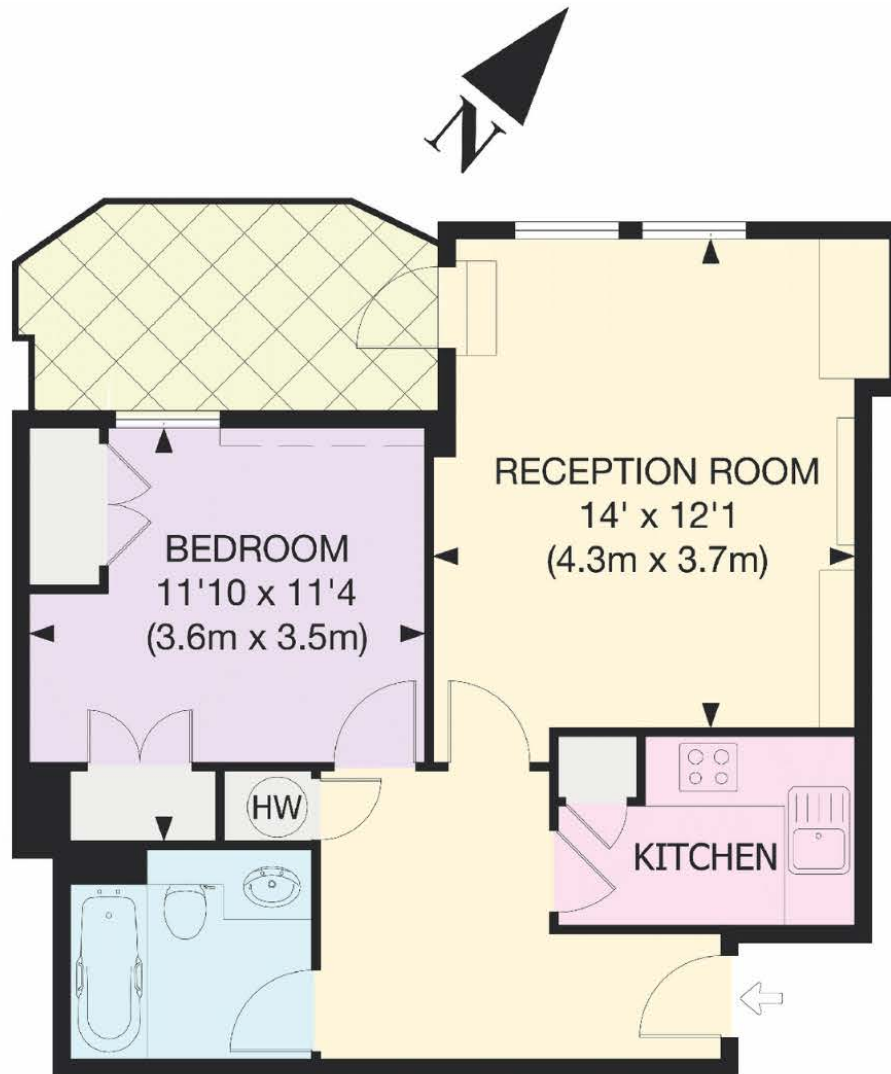
A well presented one bedroom apartment on the fifth floor of a Georgian style building in St James's. This traditional flat makes good use of space while keeping its authenticity and classical British charm. Comprising a double bedroom, beautifully tiled bathroom, reception room with fireplace that has access to a private balcony/terrace, kitchen and lift.

Pall Mall is located in the beautiful location of St James's and is surrounded by the greenery of both St James's park as well as Green Park. The famous Trafalgar Square is nearby, as is Charing Station (Northern and Bakerloo lines) providing excellent access to the City.









FIFTH FLOOR

Approximate Gross Internal Area = 43 sq m / 466 sq ft

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)

We would be delighted  
to tell you more.

**Kimberley Pratt**  
020 3892 3578  
kimberley.pratt@knightfrank.com

**Knight Frank Mayfair**  
44 South Audley Street  
W1K 2PX

[knightfrank.co.uk](https://www.knightfrank.co.uk)

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