



COULSON STREET



CHELSEA SW3



A beautifully presented grade II listed house with an award-winning south-facing garden. On the ground floor there is an elegant double reception room with high ceilings and beautiful period features and a well-fitted kitchen which opens directly on to the garden. Upstairs the principal bedroom suite offers great proportions and fitted cupboards that allow for plenty of storage whilst the rear addition contains a bright study/snug. The lower ground floor with its own street entrance and access to the garden would serve very well as a self-contained flat or provide 2 additional bedrooms and a bathroom.

Coulson Street runs parallel to the Kings Road, close to Duke of York's Square and is well located for the many shops and restaurants nearby, as well as the excellent transport links at Sloane Square.

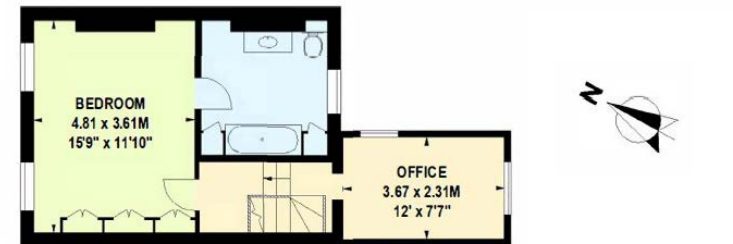


FEATURES

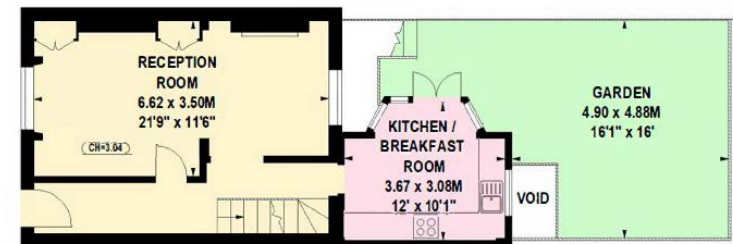
PRINCIPAL BEDROOM WITH EN-SUITE BATHROOM • TWO FURTHER BEDROOMS
SHOWER ROOM • RECEPTION ROOM • KITCHEN/DINING ROOM
STUDY/SNUG • UTILITY ROOM • SOUTH-FACING GARDEN

APPROX. GROSS INTERNAL AREA

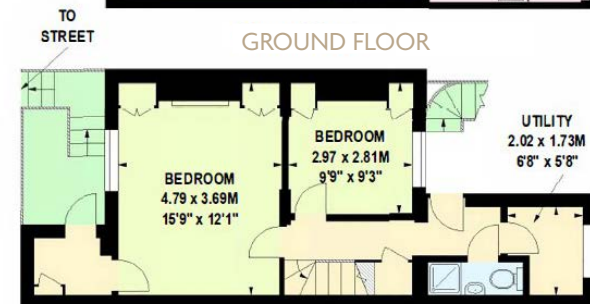
1,379 Sq. Ft. / 128 Sq. M.



FIRST FLOOR



GROUND FLOOR

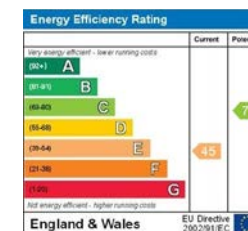


LOWER GROUND FLOOR

This floorplan is for GUIDANCE ONLY and NOT FOR VALUATION purposes.

PRICE: £2,750,000

TENURE: Freehold



www.nicolasvanpatrick.com

These details have been prepared for general guidance only and should not be relied upon by prospective purchaser/ tenants who before proceeding must check and otherwise satisfy themselves as to the property and the nature, state and availability of any facility or service.