



Churchill Gardens, SW1V | Guide Price £300,000



**TUCKERMAN**  
ESTATE AGENTS  
PROPERTY PROFESSIONALS

# Churchill Gardens, Pimlico, London

Positioned in the renowned Churchill Gardens Estate, this well arranged studio apartment offers an excellent opportunity to acquire a charming London home within one of Pimlico's most architecturally significant post war developments.

Extending to approximately 339 sq ft, the apartment is thoughtfully configured to maximise both light and space, creating a comfortable and practical central London residence. Large windows draw in an abundance of natural light, whilst the principal living area provides clearly defined space for both living and sleeping accommodation. The separate kitchen and bathroom are well proportioned, offering functionality alongside excellent scope for personalisation.

Churchill Gardens was conceived by celebrated architects Powell and Moya as part of Westminster's ambitious post war regeneration of the Thames riverfront. Today, the estate is regarded as one of London's finest examples of mid century residential architecture, admired for its generous green spaces, elegant proportions and enduring sense of community.

Residents enjoy immediate access to the open spaces along the river, together with the boutiques, cafés and restaurants of Pimlico and nearby Belgravia. Excellent transport connections are available via Pimlico Underground Station, Victoria Station and the extensive amenities of Victoria.

This would make an ideal pied à terre, first purchase or long term investment in a highly regarded Westminster address.

Tenure: Leasehold  
Lease Years Remaining: 177  
Service Charge: £1,296.71  
Annual Ground Rent: £0  
Council Tax Band: B





# Churchill Gardens, Pimlico, London

**Guide Price:**  
£300,000 subject to contract.


**Tenure:**  
Leasehold

**Local Authority:**  
City of Westminster

**Council Tax Band:**  
B

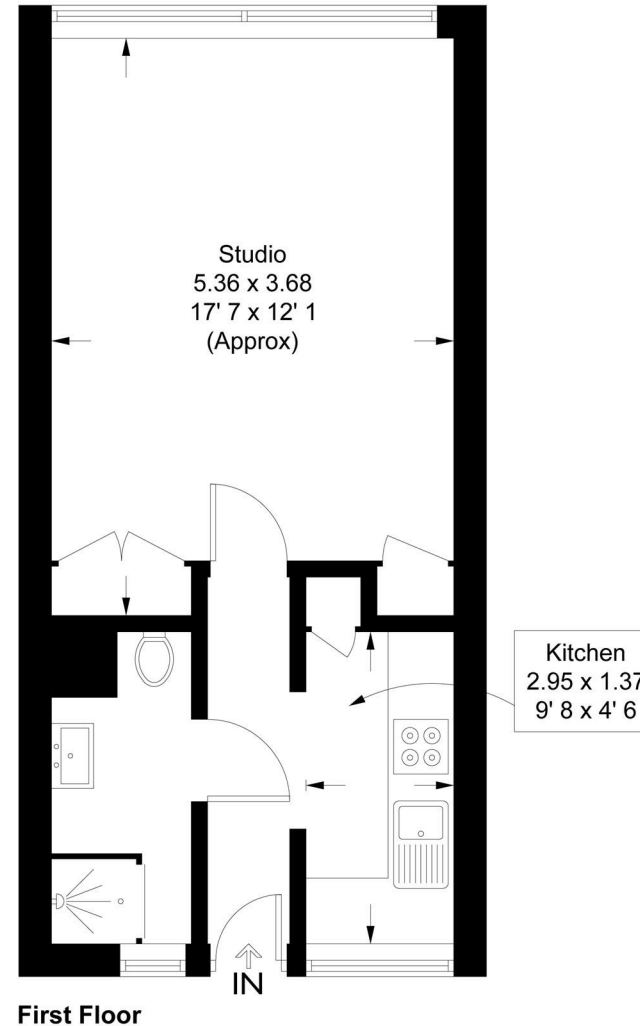
**Approximate Gross Internal Area:**  
339.00 sq ft

## Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

## Churchill Gardens Pimlico

Approximate Gross Internal Area = 339 sq ft / 31.5 sq m



This plan is not to scale and must be used as layout guidance only. All measurements and areas are approximate and should not be relied upon to provide accurate information. This plan must not be relied upon when making property valuations, design considerations or any other such relevant decisions. We accept no responsibility or liability (whether in contract, tort or otherwise) in relation to any loss whatsoever arising from or in connection with any use of this plan or the adequacy, accuracy or completeness of it or any information within it.

Agents Note: Whilst every care has been taken to prepare these sales particulars, they are for guidance purposes only. All measurements are approximate are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements

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