



Wilfred Street
London, SW1E

CHESTERTONS





This charming spilt level, one-bedroom flat is situated within a handsome period Georgian building located in the Birdcage Walk Conservation Area, blending historic charm with modern living. Inside the flat, you'll find a thoughtfully designed open plan living space with a modern kitchen. On the lower ground floor a spacious bedroom with en-suite bathroom and built in storage.

Wilfred Street is located moments from some of London's most iconic landmarks including Buckingham Palace, The Houses of Parliament, green open plan spaces of St James's Park, a multitude of cafes, shops, restaurants, gyms as well as excellent transport links including Victoria and St James Park. Offered with no onward chain.

- Spacious spilt level 1 bedroom flat
- Beautifully presented throughout
- Prestigious Location: Situated in the Birdcage Walk Conservation Area.
- Prime Location: Close to landmarks, cafes, shops, restaurants, and excellent transport links (Victoria & St James Park).
- No onward Chain

Asking Price £625,000

Score	Energy rating	Current	Potential
92+	A		
81-91	B		81 B
69-80	C		
55-68	D	66 D	
39-54	E		
21-38	F		
1-20	G		

Tenure: Leasehold 189 years from 25 March 1976

Service Charge: £1,450 per annum

Ground Rent: £0

Local Authority: City of Westminster

Council Tax Band: C

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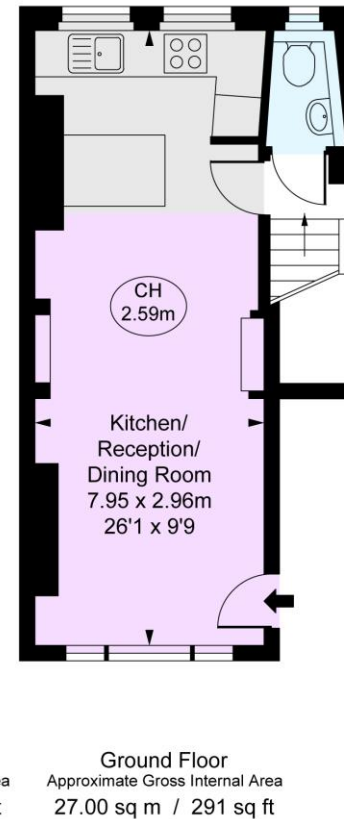
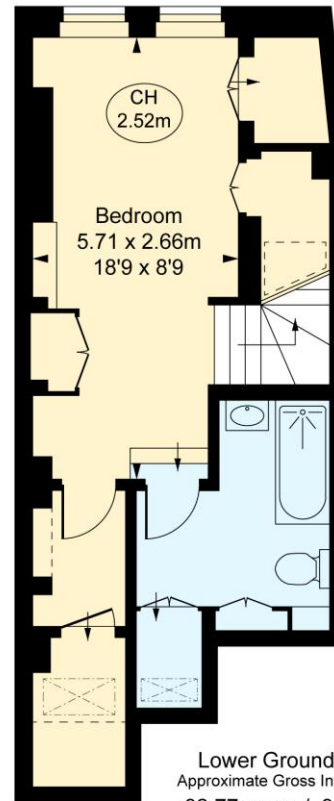
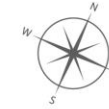
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Approximate Gross Internal Area

59.77 sq m / 643 sq ft

(Including restricted height
under 1.5m [- - - - -])

(CH = Ceiling Heights)



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This plan is not to a given scale. A detailed layout plan with dimensions is available on request.
All quoted measurements and areas are within 1% tolerance and have been prepared in accordance with industry standards as defined in the RICS Code of Measuring Practice
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