



QUEENS GATE
South Kensington, SW7



A CHARMING TWO-BEDROOM APARTMENT IN SOUTH KENSINGTON

Situated on the third floor of an attractive period building with lift, this well-proportioned apartment extends to approx. 765 sq ft and offers bright lateral living.



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Local Authority: Royal Borough of Kensington and Chelsea

Council Tax band: G

Tenure: Leashold with approximately 981 years remaining

Ground rent: £250 per annum, reviewed every year

Service charge: £6,812 per annum, reviewed every year

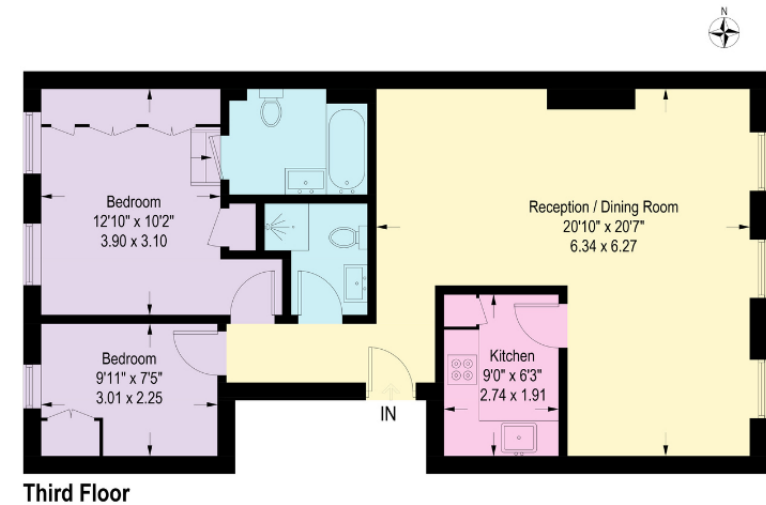
Guide Price: £1,000,000



The property is centered around the reception room, providing excellent space for everyday living, dining and a home office. Three large windows flood the room with natural light, while the generous proportions create a wonderful sense of openness throughout the principal living area. A separate kitchen is conveniently positioned off the reception room, offering a practical layout while maintaining a clear distinction between living and cooking spaces.

The apartment further comprises a generous principal bedroom with fitted wardrobes and en suite bathroom. Two large windows let in an abundance of natural light. A second bedroom ideal for guests, a study or nursery is served by a further bathroom located in the hallway.

We have been informed of some fire safety matters that applicants should be aware of when considering this property. Further information will be provided.



Queen's Gate, SW7

Approximate Gross Internal Area = 71.1 sq m / 765 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.

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