



MAPLEWOOD
PROPERTY & INVESTMENTS LTD.

Beautifully presented penthouse for sale with two private balconies in a secure development between Victoria and Chelsea.

SUTHERLAND STREET, VICTORIA, SW1V
£2m





Superb three-bedroom penthouse available at Ebury Apartments, a modern development with 24-hour concierge, lift access and a private underground parking space.

Never previously lived in and presented in as-new condition, this penthouse offers an impressive 1,128 square feet of thoughtfully designed living space on the tenth floor.

The open-plan reception, kitchen and dining room is flooded with natural light from floor-to-ceiling windows, with sliding doors opening onto a private balcony and far-reaching views across the London skyline.

The principal bedroom benefits from its own private balcony, terrace and an en-suite shower room, while two further double bedrooms are served by a separate family bathroom with a shower and bath. Every room enjoys excellent natural light and views over the city.

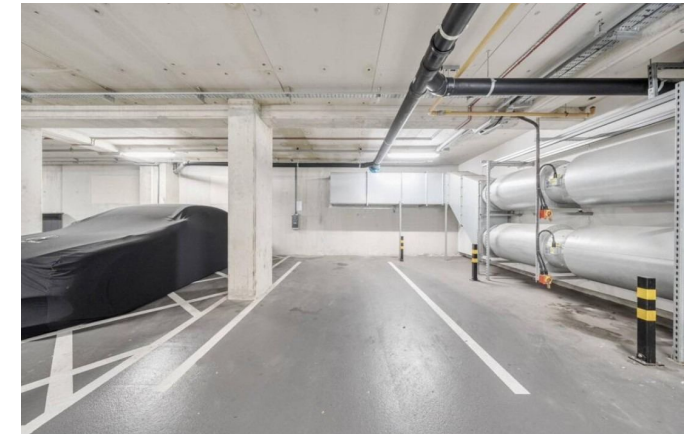
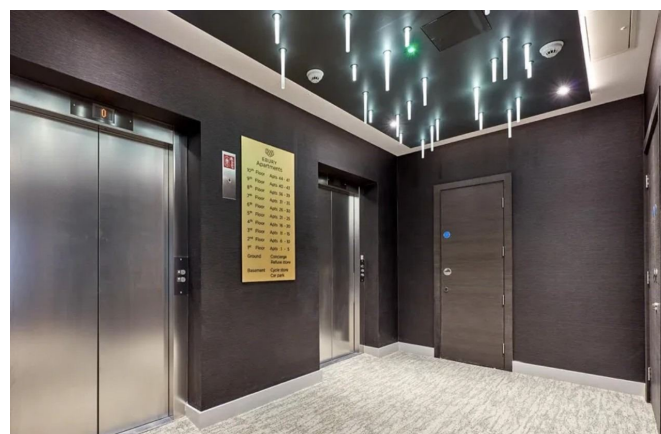
The sleek, fully integrated kitchen includes a wine cooler and offers excellent storage. Engineered wood flooring runs throughout, complemented by air conditioning and high-specification fixtures and fittings.

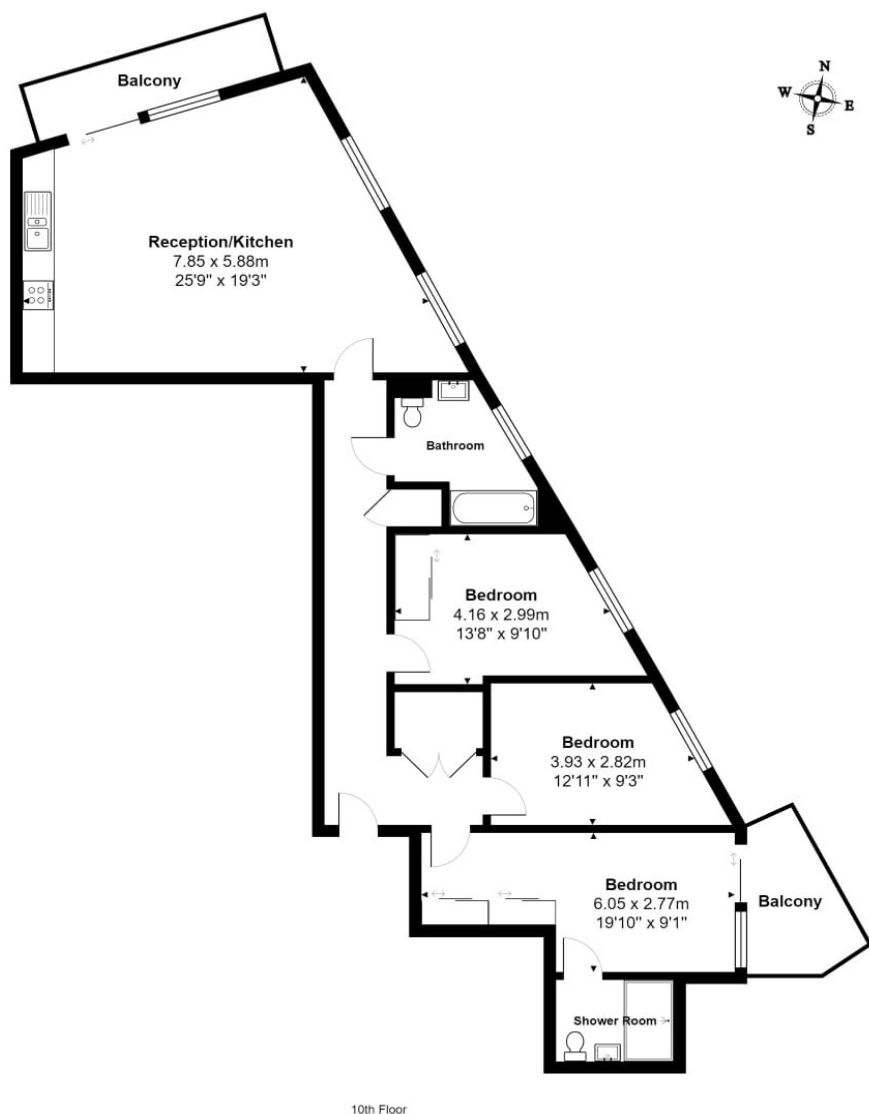
Residents enjoy secure entry, 24-hour concierge, and an allocated private underground parking space.

Ebury Apartments is located between Victoria and Chelsea, a short walk from Victoria station (mainline and Underground), close to Sloane Square, Sloane Street and the all the boutiques of Belgravia and King's Road.

Viewings highly recommended.

24 Hour Concierge & Lift Access
Private Underground Parking
Service Charge: £12,000 pa
Ground Rent: £1,000





Total Area: 104.8 m² ... 1128 ft² (excluding balcony)
All measurements are approximate and for display purposes only.

The floor plan has been prepared for the purpose of illustration only in accordance with the latest RICS code of measuring practice and is not scale. All measurements and areas are approximate and whilst every effort has been made to ensure the accuracy of the plan contained here, no responsibility is taken for any error, omission or misstatement.

Sutherland Street, Victoria, SW1V

- Three Bedroom Tenth Floor Penthouse
- Two Private Balconies with Far-Reaching Views
- Open Plan Reception, Kitchen & Dining Room
- Principal Bedroom with En-Suite
- Family Bathroom with Bath and Shower
- Air Conditioning & High-Specification Throughout
- 24 Hour Concierge & Private Underground Parking
- Moments from Victoria Station & Sloane Square



1,128 sq ft | 104.8 sq m

Energy Efficiency Rating

	Current	Potential
Very energy efficient – lower running costs		
(92–100) A		
(81–91) B		
(69–80) C		
(55–68) D		
(39–54) E		
(21–38) F		
(1–20) G		
Not energy efficient – higher running costs		

Leasehold:
240+ Years Remaining

Service Charge:
£12,000 pa

Ground Rent:
£1,000

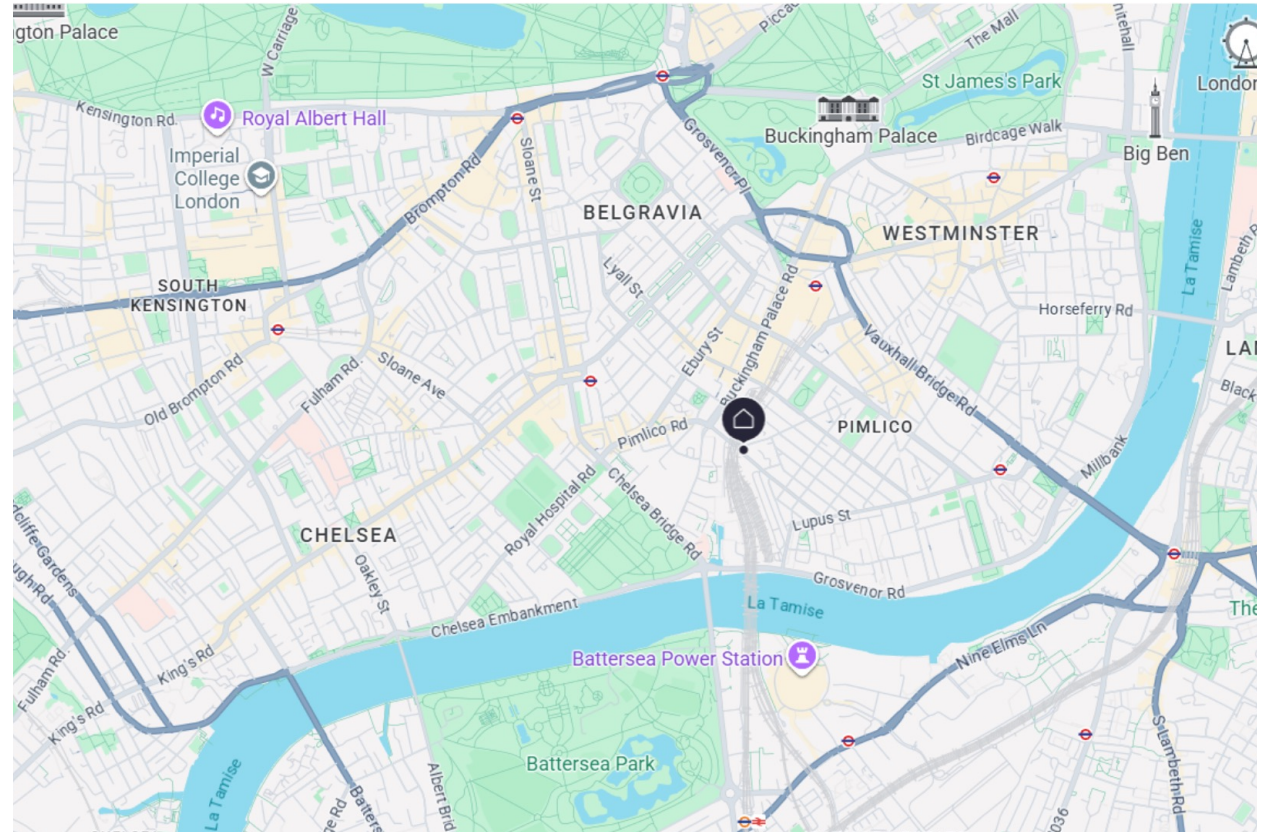


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