



Eccleston Square
Pimlico, SW1V

Asking Price £800,000

CHESTERTONS





Situated on the prestigious and highly sought-after Eccleston Square, this elegant second floor apartment presents a rare opportunity to acquire a beautifully appointed home in one of Pimlico's most desirable garden squares.

The property boasts an impressive reception room with exceptional 3.17m ceiling heights, creating a wonderful sense of space and an abundance of natural light. The generously proportioned principal bedroom benefits from extensive built-in storage, combining excellent practicality with a stylish finish. The property is offered to the market with the added advantage of no onward chain.

Residents of Eccleston Square benefit from access to the beautifully maintained private garden square, providing a peaceful oasis in the heart of central London. The property is ideally positioned within walking distance of Victoria Station, Sloane Square, Belgravia, and the boutiques, cafés, and restaurants of Elizabeth Street, offering excellent transport connections and an outstanding lifestyle.

- Elegant second-floor apartment situated on the prestigious and highly sought-after Eccleston Square.
- Beautifully appointed home offering a rare opportunity with one of Pimlico's most desirable garden squares.
- Impressive reception room with exceptional 3.17m ceiling heights.
- Generously proportioned principal bedroom with extensive built-in storage.
- Access to the beautifully maintained private garden square.
- Ideally located for Victoria Station, Sloane Square, Belgravia and the boutiques, cafés and restuarants.

Energy Efficiency Rating		
Energy efficient - lower running costs	Current	Potential
90-100 A		
81-90 B		
71-80 C	77	83
61-70 D		
51-60 E		
41-50 F		
31-40 G		
Not energy efficient - higher running costs		
England, Scotland & Wales EU Directive 2002/91/EC		

Tenure: Share of Freehold 154 years remaining

Service Charge: £2,665 p.a.

Ground Rent: No Ground Rent

Local Authority: Westminster

Council Tax Band: F

Chestertons Westminster & Pimlico Sales

105 Wilton Road

London

SW1V 1DZ

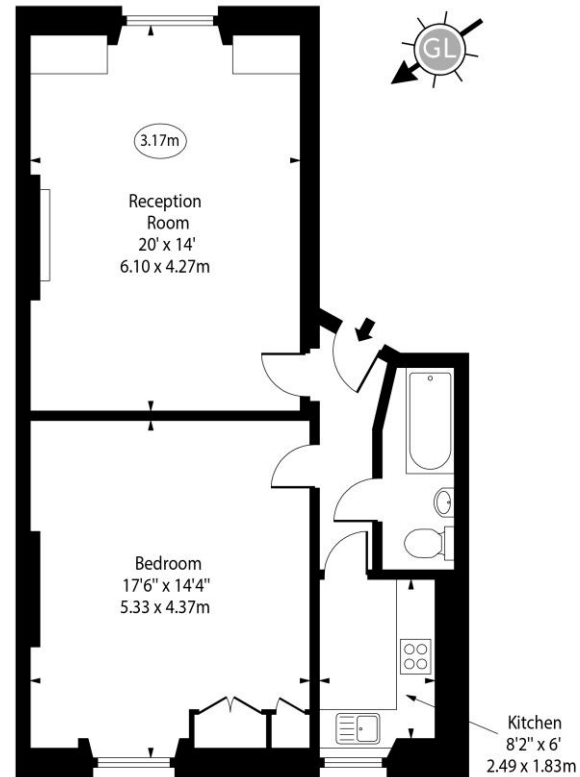
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Eccleston Square, SW1V

○ - Ceiling Height



Approx Gross Internal Area 678 Sq Ft - 62.99 Sq M

Every attempt has been made to ensure the accuracy of the floor plan shown. However, all measurements, fixtures, fittings, and data shown are approximate interpretations and for illustrative purposes only. Measured according to the RICS. Not To Scale.

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