



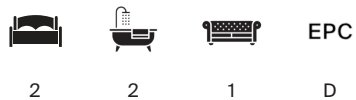
## EDITH GROVE

Chelsea, SW10



## A BEAUTIFULLY ARRANGED HOME WITH OUTDOOR AREAS AND PARKING

Set across the upper floors of a handsome period building, this bright home offers a refined balance of entertaining space, peaceful bedrooms and two superb terraces.



Local Authority: Royal Borough of Kensington and Chelsea

Council Tax band: F

Tenure: Share of freehold plus leasehold with approximately 956 years remaining

Ground rent: Peppercorn

Service Charge: £1,145 per annum, reviewed every year

**Guide price: £1,075,000**

The first level features two well-proportioned bedrooms, each enjoying excellent natural light. The principal suite is served by its own bathroom and has access to the terrace. An additional bathroom completes this floor. The layout flows naturally, offering comfortable separation between the bedrooms and the main living spaces above.

The top floor opens into an expansive reception room with a charming balcony, perfect for relaxed mornings or evening drinks. From here, steps lead up to a generous kitchen and dining area, thoughtfully arranged to create an inviting, social setting.

A shared parking area is located at ground level, adding welcome convenience in this central position.



Edith Grove, SW10  
 Approximate Gross Internal Area = 85 sq m / 915 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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