



Cambridge Street
London, SW1V

CHESTERTONS





This charming first-floor, two-bedroom apartment occupies a prime corner position on the sought-after Cambridge Street and Sussex Street, offering an abundance of natural light and views over the picturesque St Gabriel's Church. The property is offered with a share of the freehold and no onward chain.

The spacious reception room is a standout feature, boasting impressive 3.5m high ceilings and three large floor-to-ceiling windows that flood the room with natural light. A private balcony and adjoining conservatory provide additional living space, perfect for enjoying the attractive outlook.

The apartment further comprises a separate fully fitted kitchen, two bedrooms and two bathrooms. The property presents an excellent opportunity for an incoming purchaser to modernise and create a home tailored to their own taste and requirements. Combining generous proportions, period charm and an exceptional Pimlico location, this is a rare opportunity in one of Central London's most desirable neighbourhoods.

Cambridge Street is one of Pimlico's most desirable residential roads, renowned for its attractive period architecture and village-like atmosphere. Residents are perfectly positioned within easy walking distance of Victoria Station, providing excellent transport links via the Victoria, District and Circle lines, National Rail services and the Gatwick Express. The boutiques, cafés and restaurants of Pimlico, Belgravia and Victoria are all close by, while the open green spaces of St. James's Park and Battersea Park are also within easy reach.

- Prime first floor corner apartment on the sought-after Cambridge Street and Sussex Street.
- Spacious reception room with 3.5m high ceilings and three floor-to-ceiling windows
- Private balcony and conservatory with attractive views towards St Gabriel's Church.
- Two bedrooms, two bathrooms and a separate fully fitted kitchen.
- Excellent opportunity to modernise and create a home to your own specification.
- Offered with Share of Freehold and no onward chain.

Asking Price £1,000,000

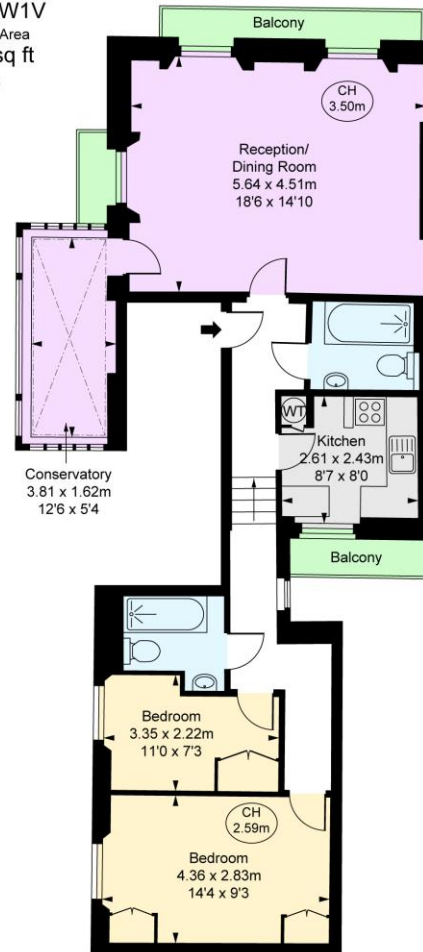
Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		
39-54	E	52 E	67 D
21-38	F		
1-20	G		

Tenure: Share of Freehold 982 years remaining
Service Charge: £6,500 Including £1,800 Reserve Fund Contribution)
Ground Rent: No Ground Rent
Local Authority: City of Westminster
Council Tax Band: F

Chestertons Westminster & Pimlico Sales

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Cambridge Street, SW1V
Approximate Gross Internal Area
75.41 sq m / 812 sq ft
(CH = Ceiling Heights)



First Floor



This plan is not to a given scale. A detailed layout plan to scale for valuation is available on request. All 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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