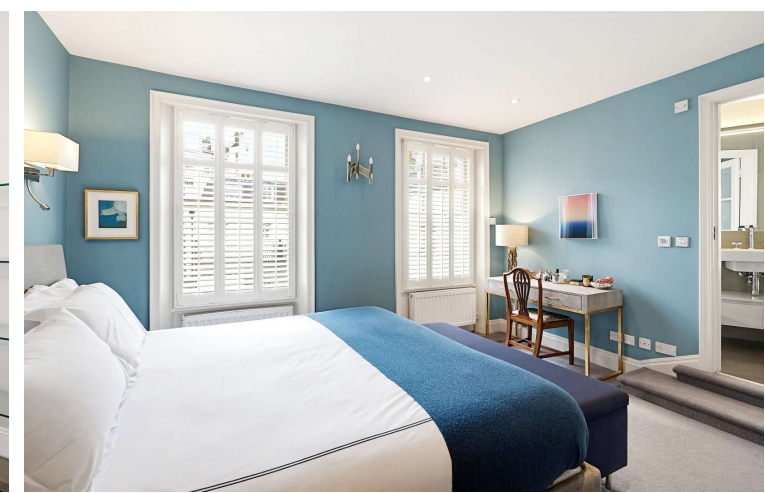




Eccleston Square Mews  
London, SW1V

CHESTERTONS





Beautifully presented throughout, this exceptional double fronted freehold house is discreetly positioned within the highly desirable Eccleston Square Mews and arranged over three well-designed floors, offering generous living and entertaining space.

The ground floor opens into a sizeable open-plan reception room spanning the full width of the property, with a contemporary kitchen and dining area flowing naturally from the living space. High ceilings and double-aspect windows give the room a sense of scale and light unusual for a mews, equally suited for dinner parties and large gatherings.

The first floor comprises two well-proportioned bedrooms, two modern bathrooms and a separate utility room and guest WC.

Occupying the entirety of the top floor, the third bedroom is currently arranged as an elegant second reception room, benefiting from direct access to a private terrace, providing a wonderful additional living space or flexible guest accommodation.

This outstanding home combines stylish interiors with versatile accommodation in the area's most sought-after mews locations.

Eccleston Square Mews is a tranquil, cobbled mews in the heart of Pimlico. The property is also within easy reach of Belgravia and Sloane Square. Excellent transport links include London Victoria Station (National Rail, Victoria Line, Circle and District Lines), and Pimlico Underground Station (Victoria Line).

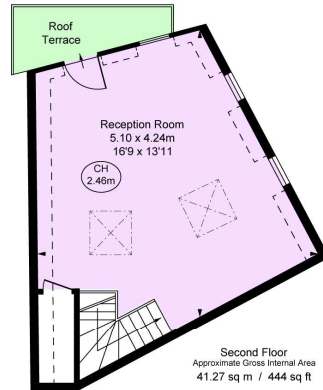
- An Outstanding Freehold Mews House
- Three Bedrooms
- Two Bathrooms
- Stylish Reception
- Modern Kitchen and Dining Room
- Private Terrace

Asking Price £2,250,000

**Tenure:** Freehold  
**Service Charge:** £0  
**Ground Rent:** £0  
**Local Authority:** Westminster  
**Council Tax Band:** G

*Chestertons Westminster & Pimlico Sales*

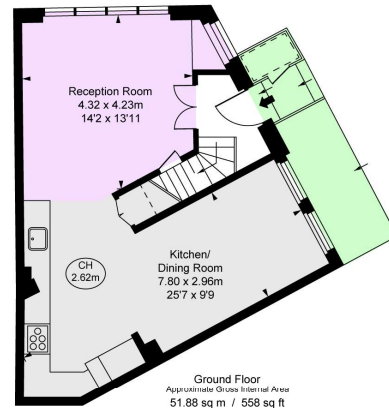
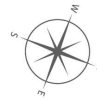
105 Wilton Road  
London  
SW1V 1DZ  
westminster@chestertons.co.uk  
020 3040 8201  
chestertons.co.uk



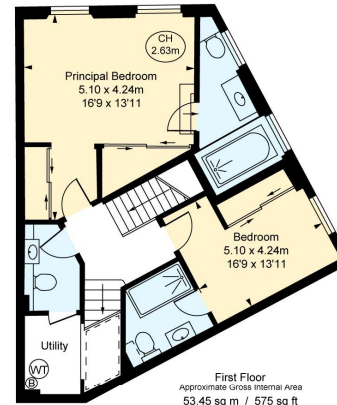
**Second Floor**  
Approximate Gross Internal Area  
41.27 sq m / 444 sq ft

**Eccleston Square Mews, SW1V**  
Approximate Gross Internal Area  
**146.61 sq m / 1,578 sq ft**

(Including restricted height  
under 1.5m □ □ □ □)  
(CH = Ceiling Heights)



**Ground Floor**  
Approximate Gross Internal Area  
51.88 sq m / 558 sq ft



**First Floor**  
Approximate Gross Internal Area  
53.45 sq m / 575 sq ft



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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