



Keble Place, Harrods Village
Barnes, SW13

CHESTERTONS





An impressive split-level penthouse apartment, in sought-after Harrods Village, in north Barnes. This stunning property has been refurbished to a high specification and boasts a large south-facing wrap-around roof terrace and two allocated parking spaces.

The immaculate accommodation includes a generous reception room and an open-plan kitchen, dining and secondary reception space with dual access to the roof terrace. There is an en-suite principal bedroom, two further bedrooms and a second bathroom.

Harrods Village is an exclusive gated development on the banks of the River Thames in north Barnes. It offers 24-hour concierge including night security, beautifully manicured communal gardens, direct access to the idyllic Thames towpath and a recently upgraded leisure suite with a gym, a 25-metre swimming pool, a steam room and a sauna.

The location is convenient for local bus routes and for underground rail services from Hammersmith Station (Hammersmith Bridge currently open to pedestrians and cycles). Amenities are available on nearby Castelnau and Barnes Village is minutes away. There are several renowned schools in the area, including The Harroddian, The Swedish School and St Paul's Boys & Juniors; as well as several primary schools including Lowther and St. Osmund's.

- Stunning Split-Level Penthouse Apartment
- South-Facing Wrap-Around Roof Terrace
- Two Allocated Parking Spaces
- Residents' Swimming Pool & Gym
- EPC Rating D

Asking Price £1,450,000

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	74 C	74 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Tenure: Leasehold plus Share of Freehold with 971 years remaining

Service Charge: Approximately £13,765 per annum (inc. heating, gas, water, estate costs, parking, leisure facilities and increased reserve fund)

Ground Rent: £0

Local Authority: London Borough of Richmond upon Thames

Council Tax Band: G

Chestertons Barnes Sales

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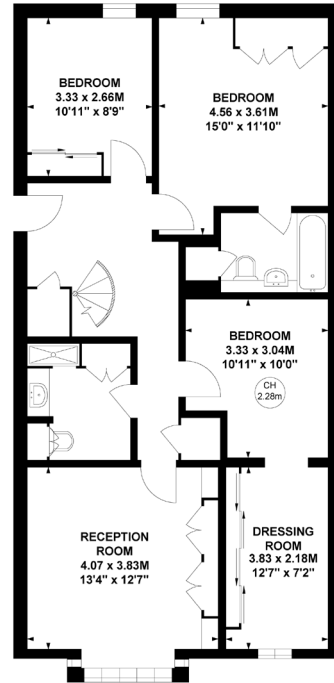
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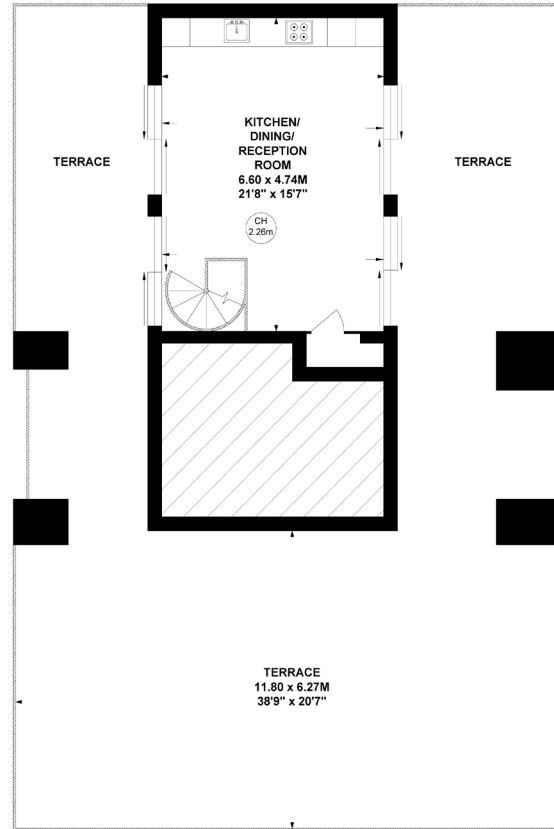
Approximate gross internal area

118.64 sq m / 1277 sq ft

Key :
CH - Ceiling Height



Second Floor



Third Floor

Not to scale, for guidance only and must not be relied upon as a statement of fact.

All measurements and areas are approximate only

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