Knight Frank



# CHESHAM STREET

Belgravia SW1X





# A TWO BEDROOM FLAT FOR SALE IN BELGRAVIA

A bright and well-presented two-bedroom apartment with an additional home office/ guest room.

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Local Authority: Royal Borough of Kensington & Chelsea

Council Tax band: E

Tenure: Share of Freehold Approximately 124 years remaining on the lease

Service charge: £4,500 per annum, reviewed annually. Please enquire for next review date.

**Guide Price: £1,595,000**

Situated on the highly sought-after Chesham Street in the heart of Belgravia. The property comes with a share of the freehold and offers a gross internal area of approximately 110 sq m (1,183 sq ft). Total floor area: 1,209 sq ft, including floor area under 1.5 meters.

Located on the lower ground floor, the apartment benefits from both its own private entrance and access via the main communal entrance. The accommodation comprises a spacious reception room with a dining area, separate kitchen, principal bedroom suite, second bedroom suite, guest cloakroom, and a versatile additional room which is ideally suited as a home office, study or occasional guest bedroom.

The apartment offers excellent storage throughout and is presented in very good condition, making it an ideal London home, pied-à-terre or investment opportunity.








Lower Ground Floor

Chesham Street, SW1
Approximate Gross Internal Area Including Under 1.5m = 112 sq m / 1209 sq ft
Approximate Gross Internal Area Excluding Under 1.5m = 110 sq m / 1183 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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