



Ebury Street, Belgravia, London, **SW1W**

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An attractive and well-proportioned one-bedroom first-floor flat situated in a much sought-after purpose-built block. This residence boasts excellent portorage, top-notch security, and convenient underground parking.

Nestled within a highly coveted purpose-built complex, this one-bedroom apartment on the first floor offers an inviting and well-proportioned living space. With this purpose-built block, this residence boasts superb porter services ensuring a seamless living experience, while top-notch security measures provide peace of mind.



Guide price: £890,000

Tenure: : Leasehold: 76 years remaining but currently being extended to 999 years

Service charge: £5359 per annum, reviewed every year, next review due September 2024

Ground rent: Currently £150 per annum but after lease extension will be peppercorn

Local authority: City of Westminster

Council tax band: F





We have received solicitors confirmation that the lease is in the process of being extended to a 999 year lease.



**Approximate Gross Internal Floor Area
58.7 sq m / 632 sq ft**

This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the important notice on the last page of the text of the Particulars.



**IN
First Floor**

Illustration for identification purposes only,
measurements are approximate, not to scale. (ID1046280)

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We would be delighted to tell you more

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Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.
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Particulars dated February 2024. Photographs and videos dated April 2021.
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