



Pimlico Road, Belgravia, London **SW1W**

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ASKING RENT IS INCLUSIVE OF UTILITIES EXCEPT WIFI

A beautifully presented 3 bedroom maisonette available to rent in Belgravia, SW1. This period maisonette is located on first, second and third floor of this period building. This property has undergone recently refurbishment and benefits from period features with modern fixtures and fittings.

Accommodation comprises master bedroom with en suite bathroom, a further 2 double bedrooms, family shower room, reception room, kitchen and guest cloakroom.

Available furnished for a long let.



**Guide price:** £1,500 per week

**Furniture:** Available furnished

**Tenancy available from:** 30th April 2023

**Minimum length of tenancy:** 12 months

**Deposit:** £7,500

**Local authority:** City of Westminster

**Council tax band:** G



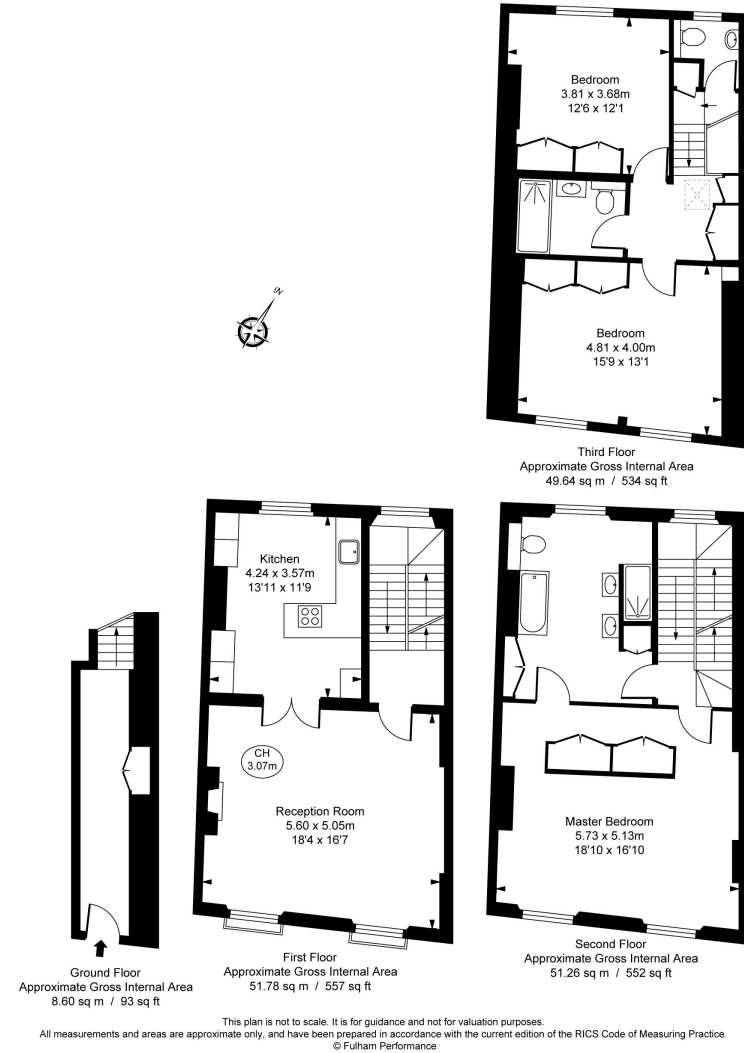


The property is in a perfect location positioned on Pimlico Road ideal for the exclusive shops, cafes and restaurants. The property has excellent transport links with Sloane Square Tube station and Victoria station both within walking distance.



**Approximate Gross Internal Floor Area  
161.28 sq m / 1,736 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.



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All potential tenants should be advised that, as well as rent a holding deposit will be payable which is equal to one week's rent (if an AST) and two weeks' rent (if not an AST), a tenancy deposit will also be payable which is equal to 6 weeks' rent (if not an AST and/or the annual rent is over £50,000), or 5 weeks' rent (if an AST and/or the annual rent is below £50,000). If the landlord agrees to you having a pet you may be required to pay a higher deposit (if not an AST) or higher weekly rent (if an AST). An administration fee of £288 and referencing fees of £60 per person will also apply when renting a property (if not an AST). (All fees shown are inclusive of VAT) For other fees that might apply, please ask us or visit [www.knightfrank.co.uk/tenantfees](http://www.knightfrank.co.uk/tenantfees). Please note that the material information above is provided to Knight Frank by third parties and is provided here as a guide only. Some of the information provided (such as the rent, deposit or length of tenancy) is subject to change, depending on offers received by the landlord. While Knight Frank has taken steps to verify this information, we advise you to confirm the details of any such material information prior to any offer for the tenancy being submitted. If we are informed of changes to this information by the landlord, we will use all reasonable endeavours to update this as soon as practical. Fixtures and fittings: Carpets, curtains, light fittings and other items fixed to the property (and not fixed to the property) belonging to the landlord are included in any tenancy as evidenced in the inventory, unless specifically noted otherwise. All those items regarded as tenant's fixtures and fittings, are specifically excluded from any tenancy and will not be evidenced in the inventory.

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