



Mallord Street, London **SW3**

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The accommodation provides expansive lateral living across the second and third floors, measuring in excess of approximately 1,600 sq ft.

Comprising a spacious reception room and dining room, separate kitchen with breakfast bar, principal bedroom suite with en suite bathroom, two further generous bedrooms, family bathroom and guest cloakroom.

The apartment has been fully refurbished within the last few years in a tasteful modern style with air conditioning in a number of rooms.

Benefitting from a triple aspect, the apartment is filled with natural light through the latticed and porthole windows.



Guide price: £2,800,000

Tenure: Leasehold: approximately 990 years remaining

Service charge: £7,500 per annum, reviewed every 1 year, next review due 2025

Local authority: Royal Borough of Kensington and Chelsea

Council tax band: G



Location

Mallord Street, nestled in the heart of Chelsea, the picturesque street boasts a collection of meticulously maintained Georgian and Victorian buildings, showcasing timeless red-brick facades and elegant architectural details.

Renowned for its tranquil ambience, Mallord Street offers residents a serene retreat amidst the vibrant energy of Chelsea. With its proximity to upscale boutiques, gourmet dining establishments, and cultural attractions along King's Road and Fulham Road, residents enjoy unparalleled convenience and access to amenities.

Enhanced by excellent transportation links and nearby green spaces, Mallord Street epitomizes exclusive London living at its finest. There are good transport links with South Kensington tube station, approximately 0.6 miles away and Sloane Square station approximately 0.9 miles away.

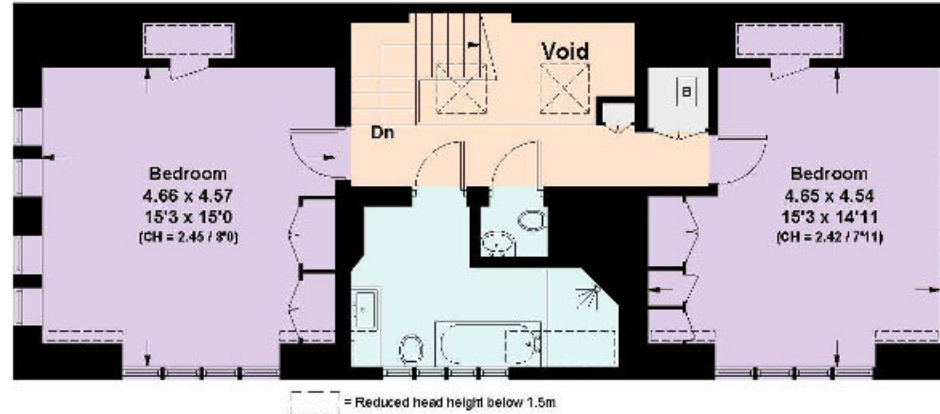




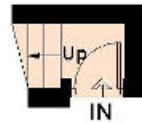
This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the important notice on the last page of the text of the Particulars.

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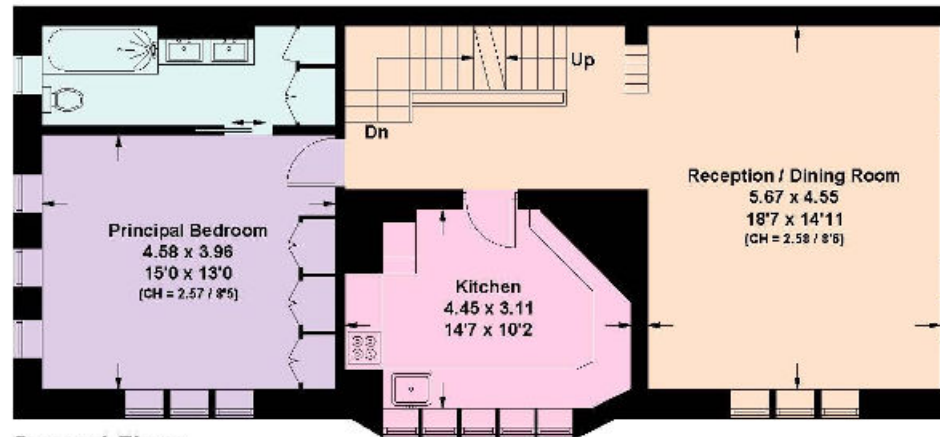
Approximate Floor Area = 150.01 sq m / 1615 sq ft
Including Limited Use Area (3.8 sq m / 41 sq ft) & Void



Third Floor



First Floor



Second Floor

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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 May 2024. Photographs and videos dated May 2024.

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