



Lowndes Square, Knightsbridge SW1X



# A lateral apartment, in Knightsbridge **SW1X**

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A recently refurbished second floor apartment located in Knightsbridge.

Measuring approximately 918 square feet with well proportioned rooms, there are two double bedrooms with ample custom built storage, two bathrooms (one en suite), reception room and separate kitchen.

This apartment has been refurbished to exacting standards, with clear attention to detail and the addition, there are wooden floors throughout, electric fire place and bespoke storage solutions. Residents also benefit from access to the private square gardens, building lift and 24-hour porter.



**Guide price:** £2,250,000

**Tenure:** Leasehold: approximately 150 years remaining

**Service charge:** £16,000 per annum, reviewed every year, next review due 2024

**Ground rent:** £400 per annum, reviewed every 25 years, next review due 2059

**Local authority:** Royal Borough of Kensington and Chelsea

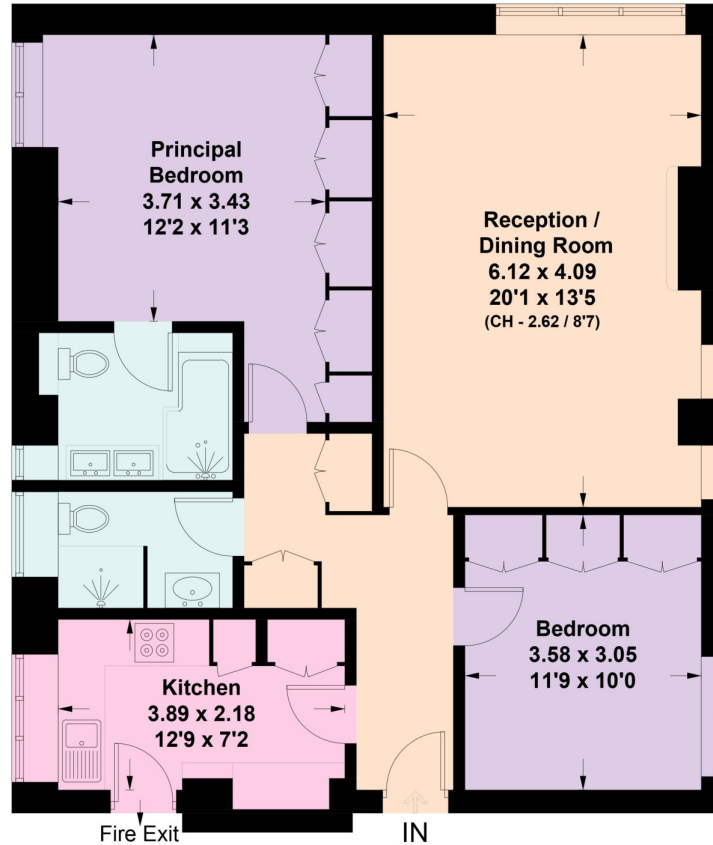
**Council tax band:** G





## Approximate Gross Internal Floor Area: 85.30 sq m / 918 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.



**Second Floor**

**Knight Frank**

**Knightsbridge**

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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 October 2023. Photographs and videos dated April 2022.

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