



Courtfield Gardens, London SW5



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A beautifully appointed, bright and spacious one bedroom apartment, discreetly and securely positioned on the lower ground floor at the rear of a handsome and well-maintained white stucco-fronted Victorian building on a prime residential garden square in SW5. It presents an exciting and rare opportunity to acquire an impressive and well-proportioned residence with a lift, concierge, air conditioning, and access to a patio garden. Entering the building through the impressive grand hallway on the ground floor, the apartment is accessed downstairs and opens with an inviting hallway with wardrobe storage leading through to a bright and spacious reception room, which is characterised by an attractive fireplace and elegant wood panel flooring.



Asking price: £695,000

Tenure: Share of freehold plus leasehold, approximately 975 years remaining

Service charge: approximately £3,345, reviewed every year, next review due 2025

Local authority: Royal Borough of Kensington & Chelsea

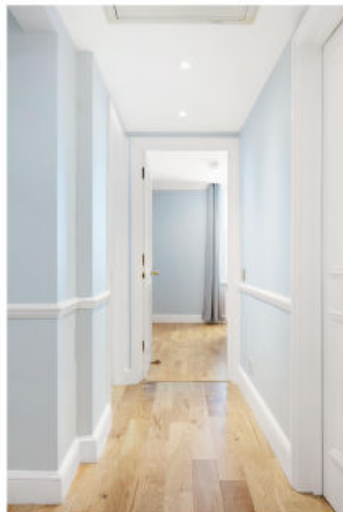
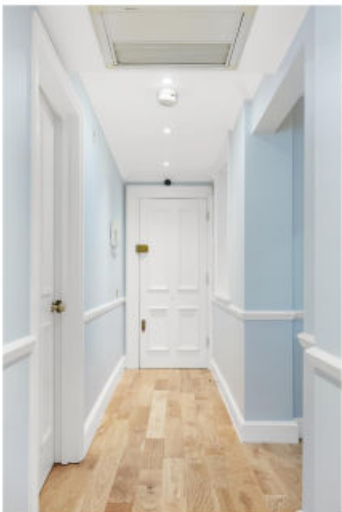
Council tax band: E



This room further benefits from a floor-to-ceiling French door, which opens onto a secluded patio garden, a space perfect for al fresco dining and entertaining.

A well-appointed kitchen is towards the front of the property, featuring integrated appliances, a gas hob, plenty of cabinetry and ample worktop space. The large double bedroom is towards the rear of the property and is served by extensive floor-to-ceiling wardrobe storage. Additionally, there is a conveniently located bathroom, which is accessible via the hallway.

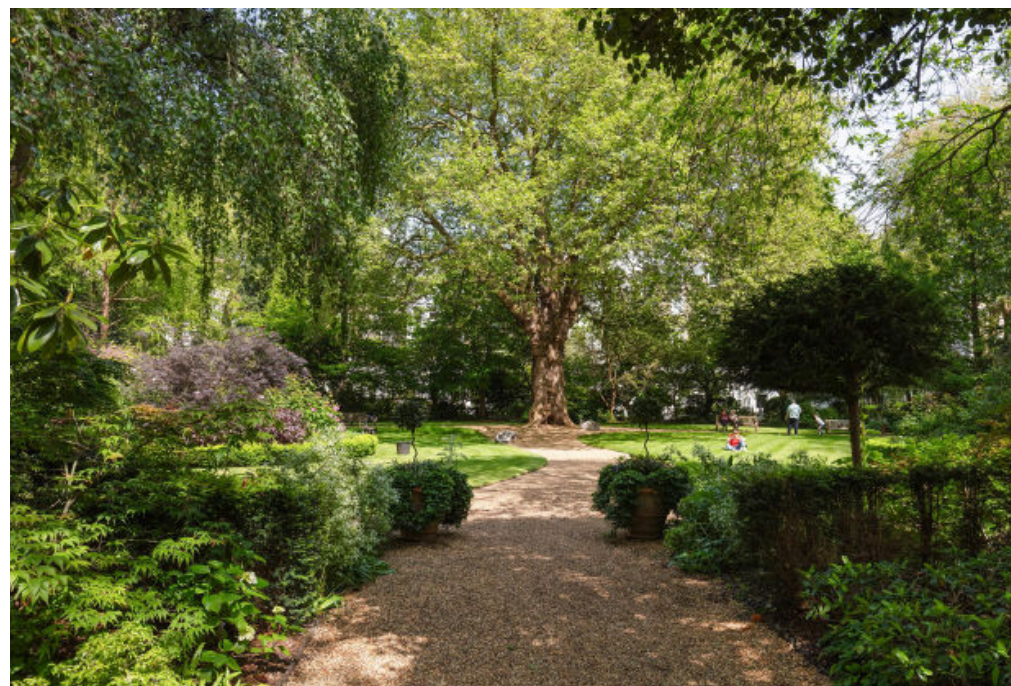
The building features elegant communal areas and is impeccably maintained by a concierge. Adding to the convenience, the lift also descends directly to the lower ground floor. The property further benefits from residents' access to Courtfield Gardens upon the application process. Courtfield Gardens is also situated in the prestigious Royal Borough of Kensington and Chelsea, offering its residents the right to apply for a convenient parking permit.





Located in a highly regarded area, the property quietly occupies a prime position in Courtfield Gardens, a large 19th-century residential garden square. Its central location allows residents to enjoy the vibrant atmosphere and amenities of Gloucester Road, Earl's Court, and South Kensington, including a good selection of shops, bars, and restaurants.

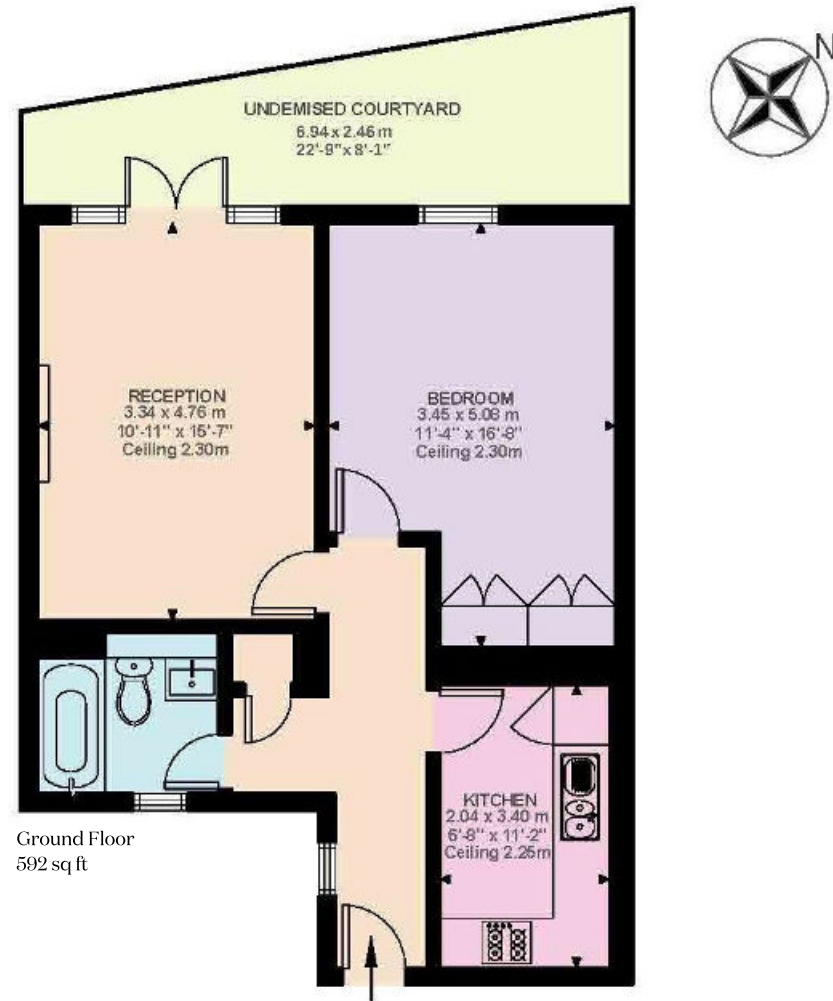
Gloucester Road and Earl's Court underground stations, serviced by the District and Piccadilly lines, are close by, offering excellent transport connections. The property also enjoys proximity to the green open spaces of Hyde Park, as well as convenient access to Knightsbridge and the fashionable King's Road.



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Approximate Gross Internal Floor Area
54.9 sq m / 592 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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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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