



Egerton Gardens, Knightsbridge - £995,000

An immaculate 2 bedroom, 2 bathroom apartment with access to a charming communal garden in Egerton Gardens.

About this property

Nestled in the prestigious and sought-after neighbourhood Of Egerton Gardens, this exquisite property offers the perfect blend of comfort, and charm.

This property is presented in excellent condition and benefits of wood flooring throughout and a newly remodelled Kitchen. The accommodation comprises of two double bedrooms, ensuite shower room, family bathroom, and a private patio area with stairs leading to the garden.

Ideally located, this property provides easy access to local amenities, including top-rated schools, parks, shops, and excellent transport links, making it an ideal home for professionals.

With its timeless appeal and enviable location, this property offers a rare opportunity to own in one Of the most prestigious parts Of London.



Key Information

Local Authority

The Royal Borough Of Kensington and Chelsea

Council Tax

Band – G

Tenure

Share of Freehold

Ground Rent

Peppercorn

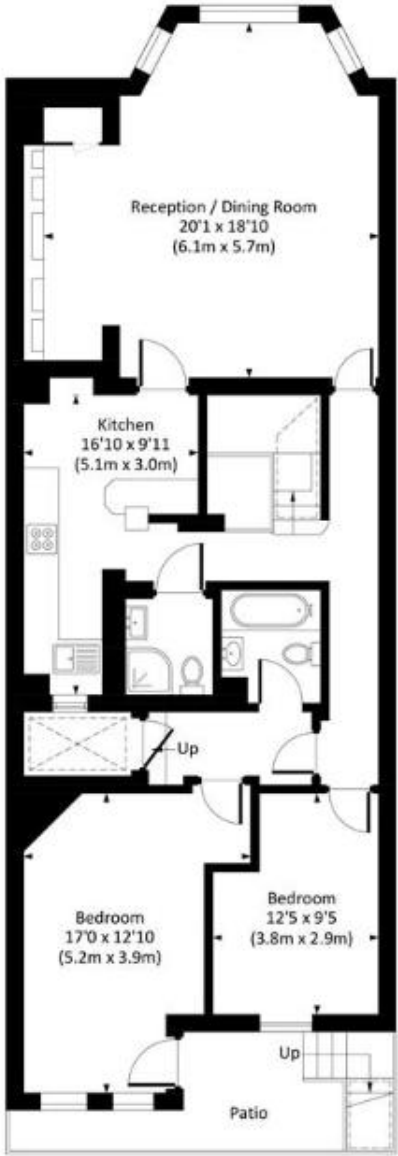
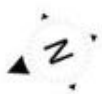
Service Charge

£5,050pa

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	74 C	81 B
55-68	D		
39-54	E		
21-38	F		
1-20	G		

EGERTON GARDENS, SW3

Approx. gross internal area
1142 Sq Ft. / 106.1 Sq M.
15 Sq Ft. / 1.4 Sq M. Reduced Headroom
1157 Sq Ft. / 107.5 Sq M. Including Reduced Headroom



Reduced headroom below 1.5m / 5'0



GROUND FLOOR

LOWER GROUND FLOOR



All measurements have been made in accordance with RICS code of Measuring Practice which are approximate only and only for illustrative purposes. For the avoidance of doubt, Dowling Jones Design shall not be liable for any reliance on these measurements. © 2023 www.dowlingjones.com 020 7610 9933

