



GLEDHOW GARDENS | PRIME SOUTH KENSINGTON SW5

STUNNING GARDEN SQUARE APARTMENT WITH DIRECT ACCESS TO GLEDHOW GARDENS

AN OUTSTANDING GARDEN SQUARE DUPLEX APARTMENT: Situated in this Prime Central London area of South Kensington, within a highly coveted residential neighbourhood next door to The Boltons SW10. This is an exquisite and rare ground and first floor **THREE BEDROOM PLUS STUDY** duplex apartment. Forming part of a handsome terrace of white stucco fronted Victorian houses that enclose Gledhow Gardens.

On entering the apartment you are greeted by a **ONE OFF** interior designed and fully refurbished living space incorporating only the best of quality, workmanship and designer brands. The living area alone is spanning the full depth and width of the property on the raised ground floor with exceptional high ceilings, Boffi kitchen and feature staircase. This opulent and grand space faces into the garden with a picturesque bay window to the front and rear framing the magnificent Gledhow Gardens on the one side and the mature trees to the other. This apartment enjoys **DIRECT ACCESS TO THE COMMUNAL GARDENS**. From which residents can access the lush green private enclosed space. Also noteworthy is the remarkably well thought through and highly practical utility area.

To the first floor is a magnificent main bedroom, walk in wardrobe and en-suite bathroom forming the principal bedroom space as well as a large terrace to recline and relax and to survey and admire the gardens from. There are two further double bedrooms with bespoke storage solutions, a guest or family bathroom and a purpose built study. This attractive property would cater to the most discerning of tastes, with great wall space and large open rooms as well as easy access to the garden for entertaining guests and receiving family and friends.





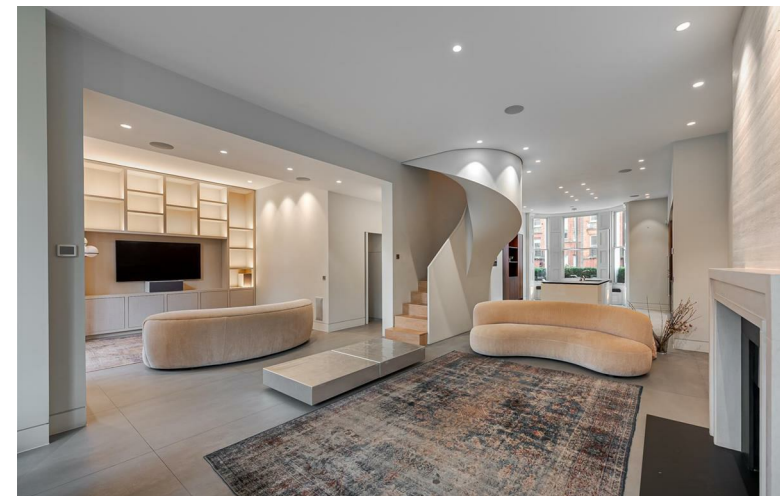
ACCOMMODATION

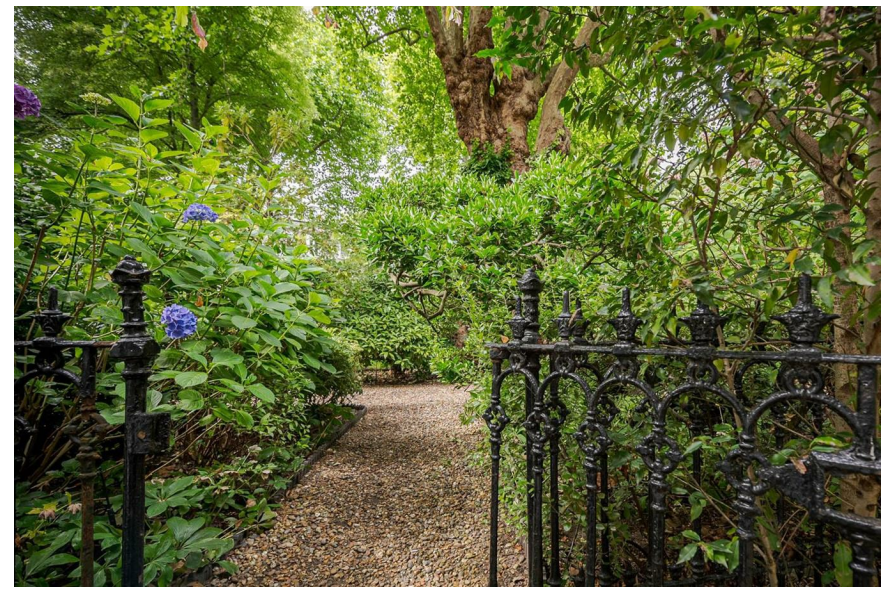
RAISED GROUND FLOOR: Entrance | Large Double Reception/Dining/Living/Lifestyle Room interconnecting with Boffi Designer Kitchen | Direct Access to Gledhow Gardens Communal Gardens | Guest WC | Utility Room

TO FIRST FLOOR: Principal Bedroom Suite with Walk-in Wardrobe and Luxury Bathroom with Terrace overlooking the Communal Gardens | Two Further Double Bedrooms with Built in Storage | A Study Room | Guest/Family Bathroom

LOCATION

The property is within accessible reach of the museum quarter, Chelsea & Knightsbridge shopping, elite schools and the desired place to live for those working in the City and the West End that can commute via Gloucester Road Underground with a wealth of other local facilities and amenities.





CALL/EMAIL NOW TO BOOK AN APPOINTMENT OR TO ENQUIRE FURTHER

PROPERTY INFORMATION

Property Type: Flat/Apartment

Construction Materials: Brick

Utilities:

Electricity supply: Mains Supply

Water supply: Mains

Sewerage: Mains

Heating: Gas Mains

Broadband/ Internet connection: Fttc

Mobile Signal Coverage: Please check Ofcom Mobile

Checker

Broadband speed: Please check Ofcom Broadband

Checker

Parking Arrangements: Street Parking Permit Required

Terms

Price: £3,500 Per Week

Terms Deposit: 6 weeks rent

Council Name: The Royal Borough of Kensington &

Chelsea

Council Tax Band: H

Gledhow Gardens, SW5



Approx. Gross Internal Area
2346 Sq Ft - 217.94 Sq M

Key:
CH - Ceiling Height



For illustration purposes only. Not to scale.
All measurements are taken and shown at floor level.
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Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		78
(55-68) D	61	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

FEATURES

- Grand Opulent Reception Room
- Direct Access to Gledhow Gardens Communal Gardens
- High Ceilings
- First Floor Terrace with Commanding View over the Communal Gardens
- Large Designer Boffi Kitchen
- A Utility Area (with everything taking into consideration)
- Ideal for an Individual, Couple or Family Home
- State of the Art Refurbishment & Interior Design
- Under Floor Heating
- Fully Insulated

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0207 370 4343

www.whiteestates.com

sk@white-estates.co.uk

176 Old Brompton Road, London, SW5 0BA