



A bright and spacious one bedroom apartment with a private west-facing terrace, located in the heart of Knightsbridge

Beaufort Gardens, London, SW3

£1,250,000 Leasehold (244 years remaining)



- Fifth floor flat with Lift
- Bright, well-presented reception and dining area
- Kitchen featuring Smeg and Gaggenau appliances
- Double bedroom with en suite shower and fitted wardrobes
- Underfloor heating and air conditioning throughout
- Private west-facing terrace with stunning views
- Excellent Central location close to a range of amenities

Local Information

Beaufort Gardens is situated at the end of this quiet tree-lined cul-de-sac. Located in central Knightsbridge, the property is exceptionally well placed for the various amenities of Knightsbridge, with the iconic Harrods department store, just 0.1 miles away on Brompton Road.

Transport connections include the Piccadilly Line from Knightsbridge (approx. 0.4 miles away) and the District and Circle lines from South Kensington (approx. 0.6 miles away)

About this property

This well-presented fifth floor flat features a spacious reception room with large windows allowing lots of natural light. There is a well-appointed open-plan kitchen and space for a generous dining area, as well as quality built in storage. The double bedroom features further built in wardrobes and an en suite shower, as well as direct access to the private west-facing terrace with stunning views of the Knightsbridge skyline.

The flat has been recently refurbished to a good standard throughout, with underfloor heating and air conditioning, good quality double glazing, a state of the art RAKO lighting system and Sonos sound system. In addition, there is capacity for high speed fibre optic wifi.

Tenure

Leasehold (244 years remaining)

Local Authority

Royal Borough of Kensington and Chelsea

Ground Rent

£500 per annum

Service Charge

Approximately £2700 per annum (10.5% of building contribution)

Energy Performance

EPC Rating = C

Viewing

All viewings will be accompanied and are strictly by prior arrangement through Savills Knightsbridge Office. Telephone: +44 (0) 20 7581 5234.





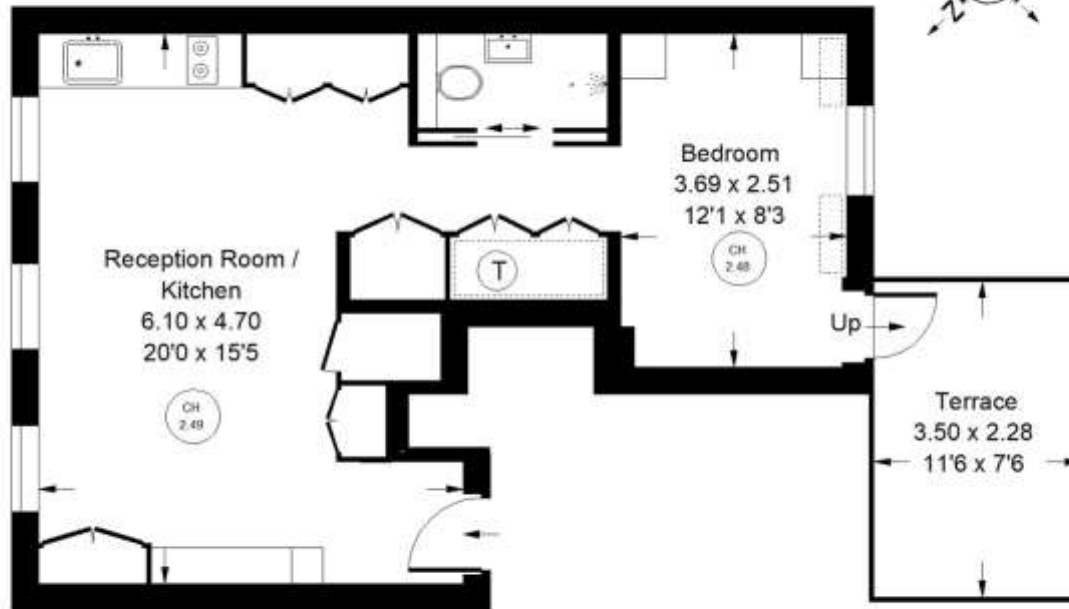
Beaufort Gardens, London, SW3
 Gross Internal Area 457 sq ft, 42.5 m²

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Beaufort Gardens, SW7

Approx. Gross Internal Area
 42.5 sq m / 457 sq ft



Fifth Floor

Whilst every attempt has been made to ensure the accuracy of the floor plan, measurements are approximate and not to scale.
 No guarantee is given on the total square footage of the property quoted on the plan. Figures given are for guidance.
 Plan is for illustration purposes only, not to be used for valuations.

Energy Efficiency Rating		
	Current	Potential
92-100 A		
81-91 B		
69-80 C	75	76
55-68 D		
39-54 E		
21-38 F		
1-20 G		
<small>Not energy efficient - higher running costs</small>		
England, Scotland & Wales		EU Directive 2002/91/EC 

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