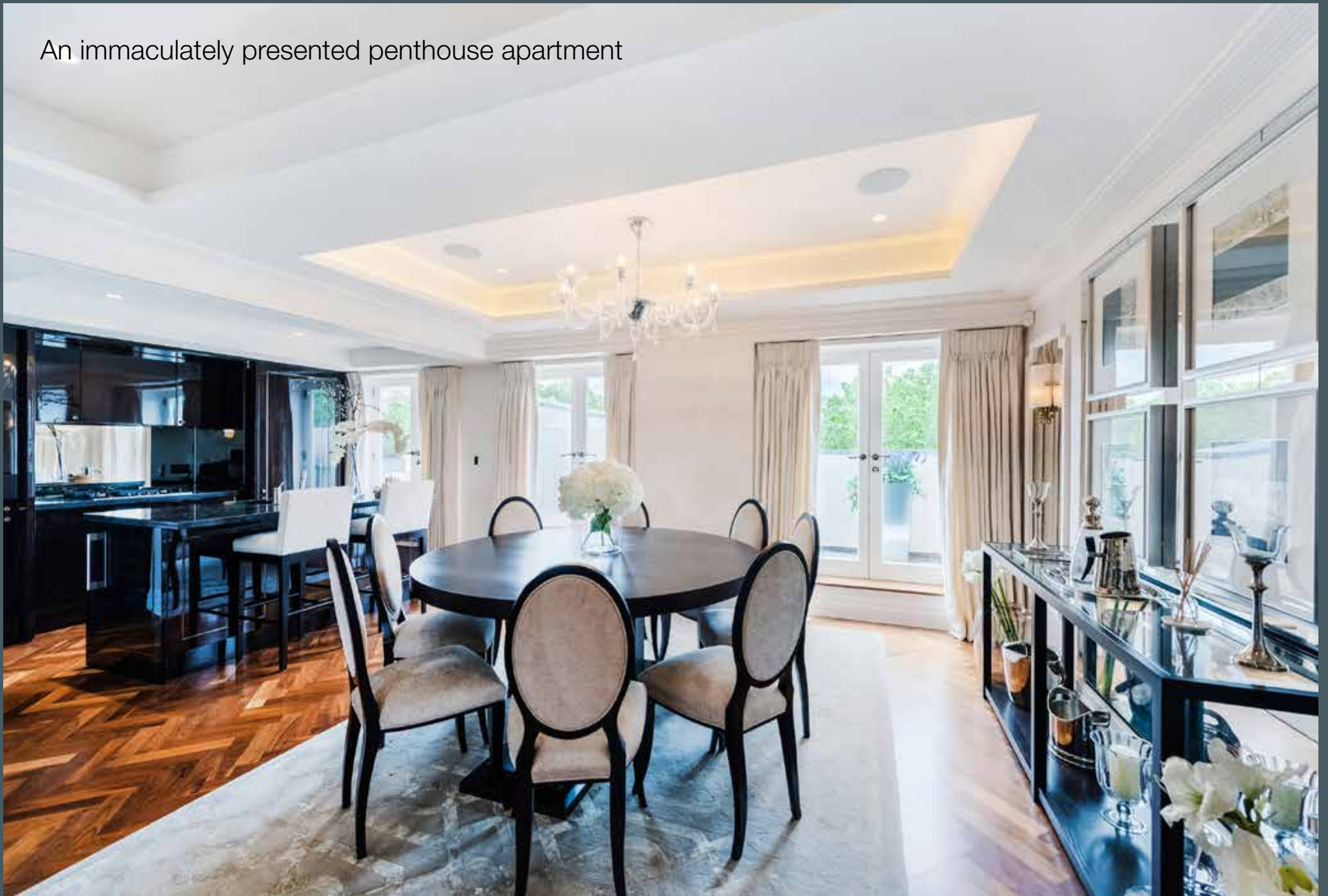


EATON SQUARE

London, SW1W



An immaculately presented penthouse apartment





Eaton Square, one of the most prestigious squares in Central London, is one of three garden squares built by the Grosvenor family in the 19th century and is ideally located for the transport links of Victoria and Sloane Square, as well as the array of shops and local amenities that Belgravia has to offer.

This three bedroom lateral apartment has been beautifully appointed and benefits from air conditioning throughout.

Accommodation

Reception room ♦ Kitchen/Dining Room ♦ Principal bedroom with en suite bathroom and dressing room
Further bedroom with en suite shower room ♦ Study ♦ Cloakroom ♦ Terrace ♦ Air conditioning
Lift ♦ Porter ♦ EPC=D

Tenure: Leasehold, approximately 142 years remaining

Service Charge: Currently £11,302.48 per annum

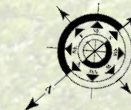
Local Authority: City of Westminster

Price: £6,250,000 Subject to Contract

*Please Note - photos shown are more than 6 months old.



Gross Internal Area (Approx.)
Including Under 1.5m 151 sq.m. (1,627 sq.ft.)
Excluding Under 1.5m 151 sq.m. (1,622 sq.ft.)



Fourth Floor

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	55 D	62 D
39-54	E		
21-38	F		
1-20	G		

Viewing: Strictly by appointment with Savills & Knight Frank.

Important notice

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