

Headfort Place London SW1X



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A WIDE BELGRAVIA MEWS HOUSE WITH INTEGRAL GARAGE AND SPECTACULAR LIVING AND ENTERTAINING SPACE.

Arranged over only three floors this wide (30ft) mews house is presented in excellent condition. The ground floor comprises an open plan kitchen and dining/sitting room and has an integral garage. The three double bedrooms are on the first floor all having en suite bath/shower rooms. The spectacular main living/entertaining room takes up the whole of the top (second) floor and opens onto a full width terrace.

Headfort Place is located just off Chapel Street in Belgravia. Victoria mainline station is 0.42 miles away with District/Victoria and Circle lines and Hyde Park tube station is 0.22 miles away providing access to the Piccadilly line.

The property is within striking distance of Hyde Park and benefits from access to Belgrave Square (subject to a charge).

The internationally renowned shops found around Sloane Square and in Knightsbridge are close by with Harrods being approx 0.65 miles away.

Accommodation

- **Main reception room**
- **Dining/sitting room**
- **Principal bedroom with walk in wardrobe and en suite bathroom**
- **Two further bedrooms with en suite bath/shower rooms**
- **Kitchen**
- **Integral garage**
- **Utility room**
- **Guest WC**
- **Full width terrace**
- **EPC=B**

Local Authority – City of Westminster

Tenure – Leasehold; approximately 125 years remaining.

Ground Rent – Peppercorn

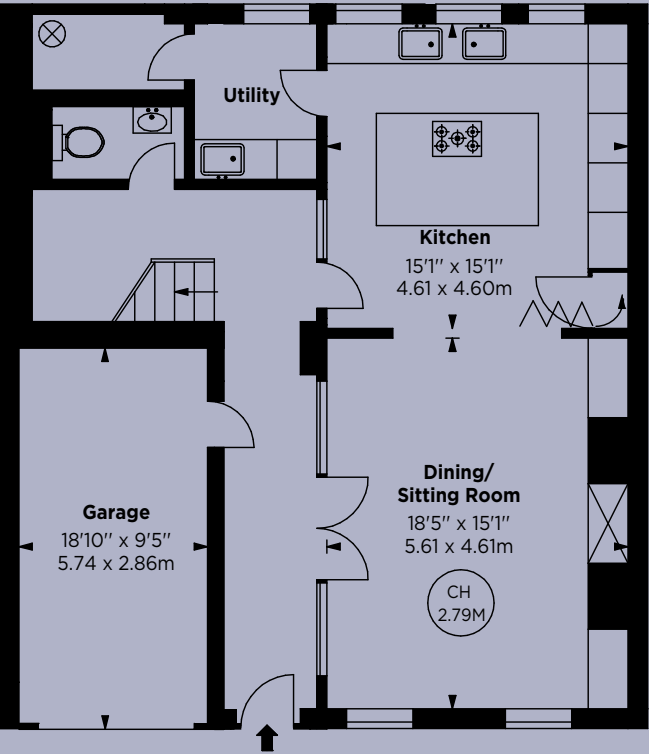
Price – On application



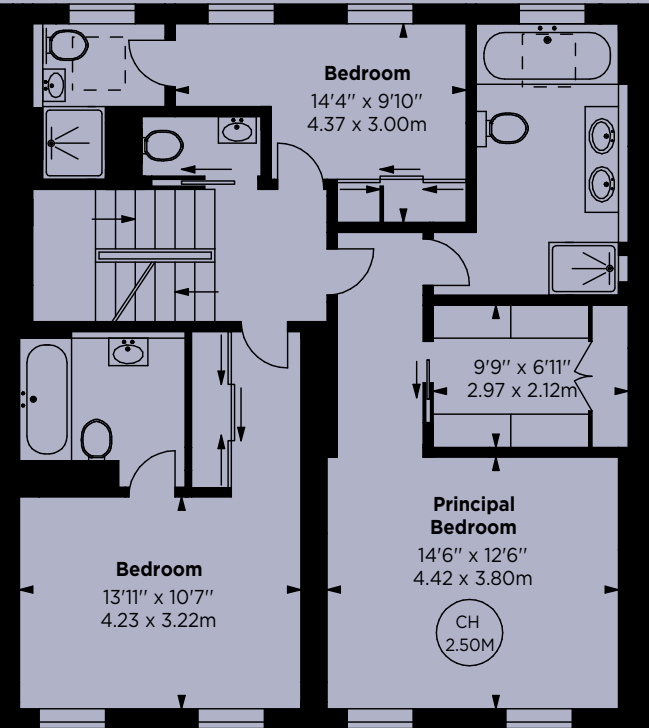
Gross Internal Area (Approx.)
254.55 sq.m. (2,740 sq.ft.)
(Including Garage)



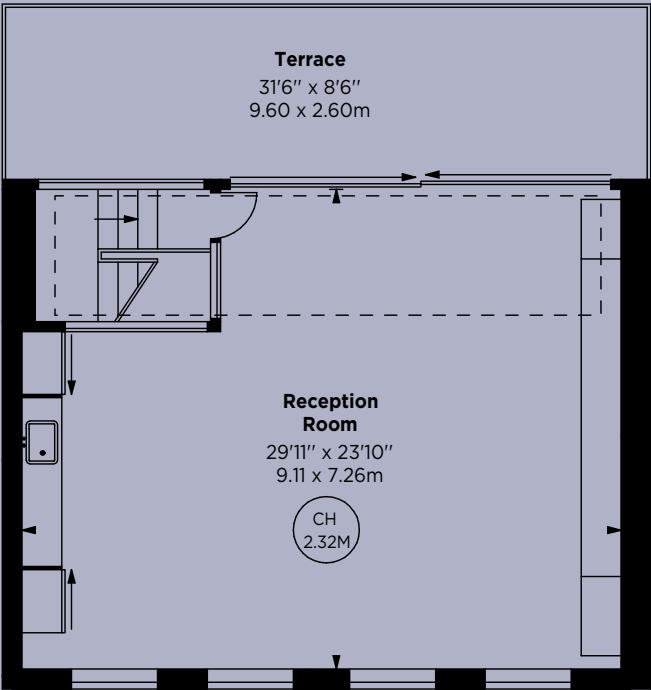
Key :
CH - Ceiling Height



Ground Floor



First Floor



Second Floor

Score	Energy rating	Current	Potential
92+	A		
81-91	B	82 B	87 B
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Viewing: Strictly by appointment with Savills.

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Savills Sloane Street
cholbrook@savills.com
020 7730 0822

Savills Knightsbridge
knightsbridge@savills.com
020 7581 5234
savills.co.uk

