

BYVVATER STREET

CHELSEA SW3









This well presented and cleverly designed home sits on what is one of Chelsea's most highly sought after and picturesque residential addresses.

Quietly located on the eastern terrace of Bywater Street the house benefits from an abundance of natural light accompanied by lovely ceiling heights throughout.







The house offers 2,249 sq ft with a range of varying and well-appointed reception space alongside a large kitchen dining room. Followed by three double bedrooms, two bathrooms and a guest loo. The basement level benefits from a spacious cinema room accompanied by a wet-room / guest WC. There is access to an upper floor flat roof which does not have consent to be used as a terrace.

LOCATION

Situated directly off the King's Road this peaceful cul-desac characterised by an eclectic row of colourful homes is one of Chelsea's hidden gems. This quiet backwater offers a peaceful village feel moments from the hubbub of the King's Road, Sloane Square and South Kensington.



- Kitchen
- Dining Room
- Pantry
- Reception Room
- Cinema Room
- Guest WC
- Three Bedrooms
- Two Bathrooms

TERMS

Price: £3,950,000

Tenure: Freehold

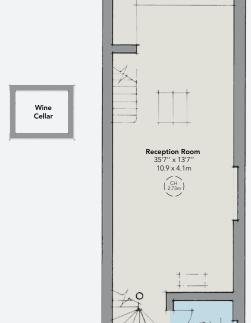
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Local Authority: The Royal Borough of Kensington & Chelsea

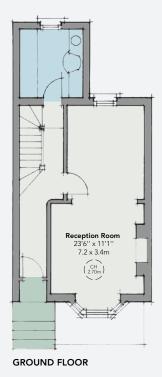




Floorplan drawing taken from architect's hand drawn sketch; measurements and areas taken from surveyed plan – both supplied to The Brochury by Russell Simpson. Surveyed plan is available separately upon request.













APPROXIMATE AREA

BASEMENT

LOWER GROUND FLOOR

2,249 sq ft / 209 sq m

including limited use area, wine cellar and vault 69 sq ft / 6 sq m

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. In accordance with the Property Mis-Description Act 1991, the following details have been prepared in good faith, and are not intended to constitute part of an offer or contract. Any information contained herein (whether in the text, plans or photographs) is given in good faith but should not be relied upon as being a statement of representation of fact. Nothing in these Particulars shall be deemed to be a statement that the property is in good condition or otherwise nor that any services or facilities are in good working order. Any measurements of distances referred to herein are approximate only. 02/08/21 RSSW3-210723-05GG



