



MILTON
STONE

Stanhope Gardens SW7

£1,250,000 Leasehold

2 bedroom apartment for sale

Description

*Entrance Hall * 45 ft Double Reception Room * Fully Fitted Kitchen
* Master Bedroom with fitted cupboards and en-suite bathroom with a separate shower * Second double bedroom * Bathroom * Access to Communal Gardens (Subject to necessary consents)

A truly magnificent two double bedroom flat offering in excess of 1500 sqft (140 sqm) of accommodation on one floor.

The flat is situated on the raised ground floor of this period stucco fronted Victorian building directly overlooking the attractive communal gardens in the heart of South Kensington.

The flat offers stunning entertaining space, a 45ft double reception room with a 3.5m ceiling height, two gas coal effect fireplaces, original cornicing and working shutters.

The flat is situated on the Southern terrace of Stanhope Gardens, which is located between South Kensington and Gloucester road. It has access to both tube stations and is within a few minutes walk to Waitrose and all the shops, restaurants and bars that this vibrant area has to offer as well as direct access to A4 to Heathrow.



Terms as advised by the Vendor:

Tenure: Leasehold; 65 years from 25th March 1979 with approximately 25 years remaining.

Ground Rent: £166.67 doubling on the 25th March 2021 to £333.34 for the remainder of the current leasehold.

Service Charge: £2900 per annum approximately. Sinking fund contribution for this year of approximately £5000 for planned external works due to start Spring 2020.

NB: We believe our clients qualify to serve notice for a statutory lease extension and are happy to pass on their rights to an incoming purchaser.

Tenure

Leasehold (25 years)

Stanhope Gardens, SW7



Approx. Gross Internal Area
1512 Sq Ft - 140.46 Sq M

Key:
CH - Ceiling Height



Ground Floor

