

CHELSEA SW3

SLOANE COURT EAST



CGI FURNITURE ADDED



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SLOANE COURT EAST

A large and very comfortable ground and lower ground maisonette situated on the eastern terrace with all grand sized principal rooms facing west on to the street.

Sloane Court East lies just to the west of Lower Sloane Street and is just moments away from the Kings Road and Sloane Square.



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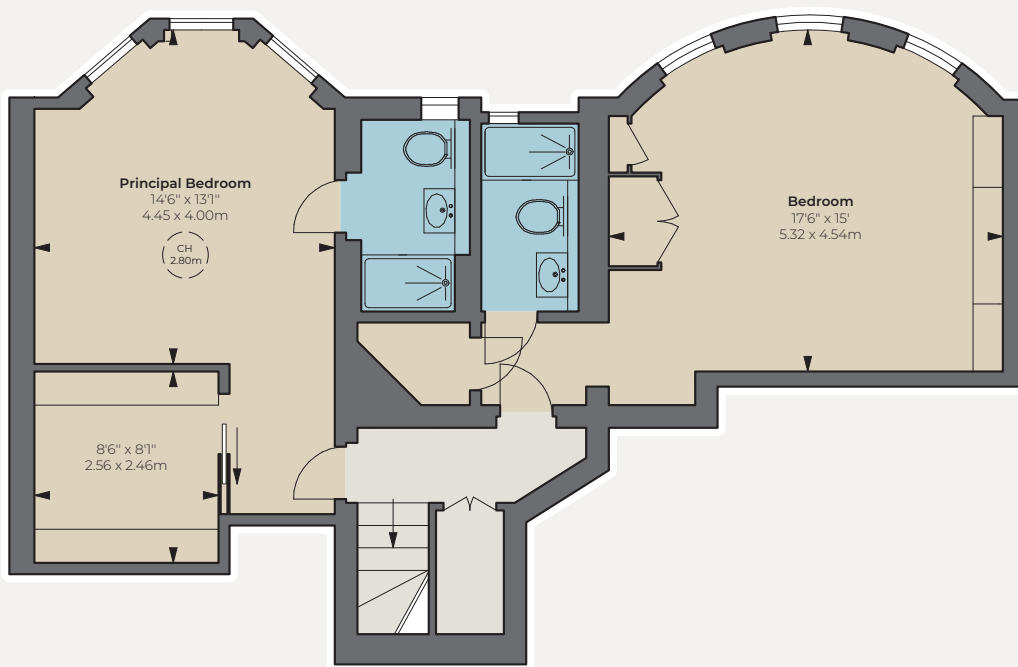
ACCOMMODATION

- 2 Double bedroom suites
- Dressing room
- Reception room
- Kitchen / dining room
- Entrance hall
- Utility room
- Cloakroom
- Lift
- Resident caretaker
- Communal gas central heating and hot water

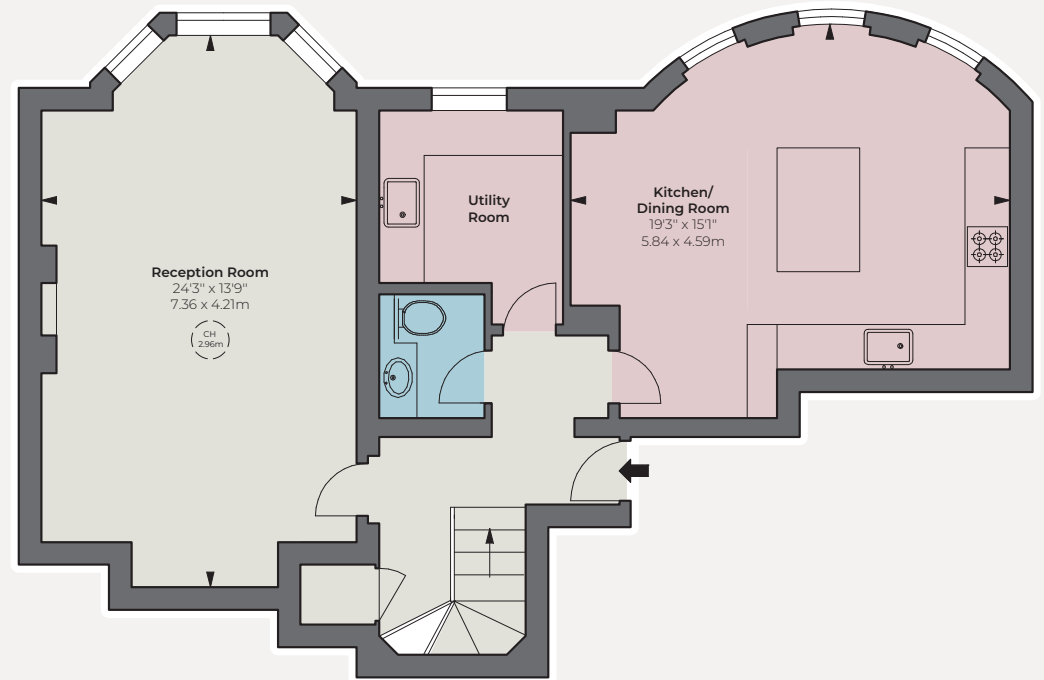


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LOWER GROUND FLOOR



RAISED GROUND FLOOR

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TERMS

Guide Price: £2,000,000

Tenure: Leasehold; 993 years (expiring 24/12/3015)

Ground Rent: Peppercorn

Service Charge: £12,489 for 2023 plus a reserve fund contribution of £12,685

Local Authority: The Royal Borough of Kensington & Chelsea

Council Tax: Band G

EPC: Rating D

APPROXIMATE GROSS INTERNAL AREA

1,544 sq ft

143.44 sq m



THE
BROCHURE
ALEX
WINSHIP

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Floorplan for guidance only, not to scale or valuations purposes. It must not be relied upon as a statement of fact. All measurements and areas are approximate and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice.

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