



SOUTH EATON PLACE

BELGRAVIA SW1



A beautiful white stucco-fronted family home with modern and traditional fittings, presented in very good condition, and located in the heart of Belgravia

The property is arranged over five floors. Upon entering, you are welcomed by a fabulous double reception room, with flexible entertaining options and a conservatory extension overlooking the garden. Additionally, on the ground floor, there is a charming study, with patio doors opening to stairs leading down to the immaculate and secluded 34ft southwest-facing private garden.





On the lower ground floor, there are additional entertaining options, with very social family spaces, a spacious fully equipped kitchen with a central island, and a partial opening leading onto a welcoming dining room. Further to these rooms, there is also a cloakroom and an additional bedroom/utility room/storage room. Access is provided to a patio area from the dining room, and stairs from this patio lead to the main garden area.

The principal bedroom is located on the first floor, with a walk-through wardrobe leading into a generous en suite. There is also a separate office to the rear.

On the second floor, there is another spacious bedroom, with a walk-through wardrobe leading into another spacious en suite, and a rear cloakroom, leading onto a marvelous terrace. On the top floor, there are two equal-sized double bedrooms with a family bathroom.

Location

South Eaton Place is a prominent Street in Belgravia, leading from Eaton Square south to Ebury Street. Elizabeth Street runs parallel to South Eaton Place and has a wonderful central London village feel. Victoria Station, Eccleston Yards, and Sloane Square tube station are also nearby.

Terms

Tenure
Freehold

Asking Price
£4,750,000

Local Authority
City of Westminster

Council Tax
Band H

EPC
Rating D

Approximate Gross Internal Area
 2,564 sq ft / 238 sq m
 including under 1.5m and vaults

Approximate Gross Internal Area
 2,472 sq ft / 230 sq m
 excluding under 1.5m and vaults



Measurements taken from development brochure



THE ARCHITECTURE
 ALEX WILKINSHIP

Illustration for identification purposes only, not to scale. All measurements are maximum, and include wardrobes and window bays where applicable.

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