



CHESTER SQUARE, SW1W  
**£4,950,000 SHARE OF FREEHOLD**

**Winkworth**



## CHESTER SQUARE, SW1W

This incredible flat is located on the corner of Chester Square in an exclusive portered building offering space, security and comfort and with a lovely view down Elizabeth Street with its popular cafes and stylish independent shops.

Completely modernised and refurbished, the flat is on the second floor of the building and offers Lutron lighting as well as a Control 4 home automation system.

The flat flows excellently with the large reception area, featuring a custom designed Molteni & C full height bookcase and TV cabinet, leading to an excellent dining space and again onto the separate modern kitchen with integrated Gaggenau appliances and dual aspect windows. The three bedrooms are all lovely and bright and all offer ensuite shower rooms and built-in storage, the master being a particularly generous size. There is also a utility cupboard and guest cloakroom as well as plenty of extra storage throughout the flat.

Additionally, the flat comes with a secure underground parking space, a large additional storage unit, a share of the freehold and there is a lift in the building.

Chester Square is approximately 650m from Sloane Square underground station and 500m from Victoria railway station.

A remarkable apartment which will become a lovely home for someone wanting to live in the heart of one of the finest neighbourhoods in central London.

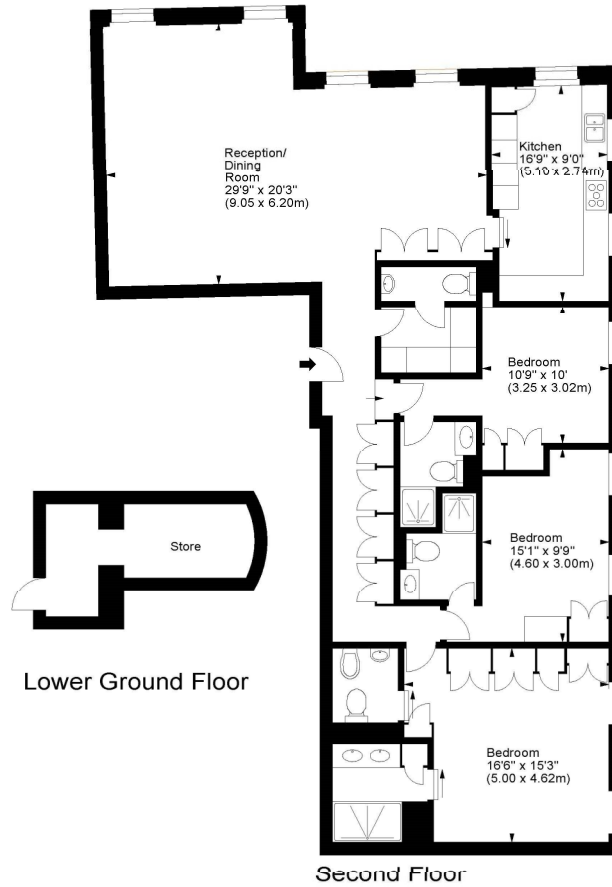




# Chester Square, SW1



Approx. Gross Internal Area  
 1658 Sq Ft - 154.03 Sq M  
 Approx. Store Area  
 105 Sq Ft - 9.75 Sq M  
 Approx. Total Area  
 1763 Sq Ft - 163.78 Sq M



For illustration purposes only. Not to scale.  
 All measurements are taken and shown at floor level.  
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-)	A		
(81-91)	B		
(69-80)	C	79	83
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

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