



CADOGAN SQUARE, SW1X
£5,995,000 SHARE OF FREEHOLD & LEASEHOLD

ELEGANT KNIGHTSBRIDGE LIVING – A STUNNING APARTMENT IN A GRADE II LISTED LANDMARK

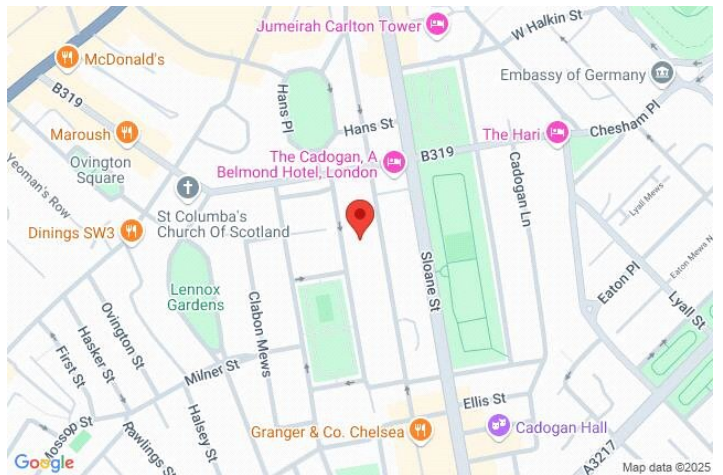
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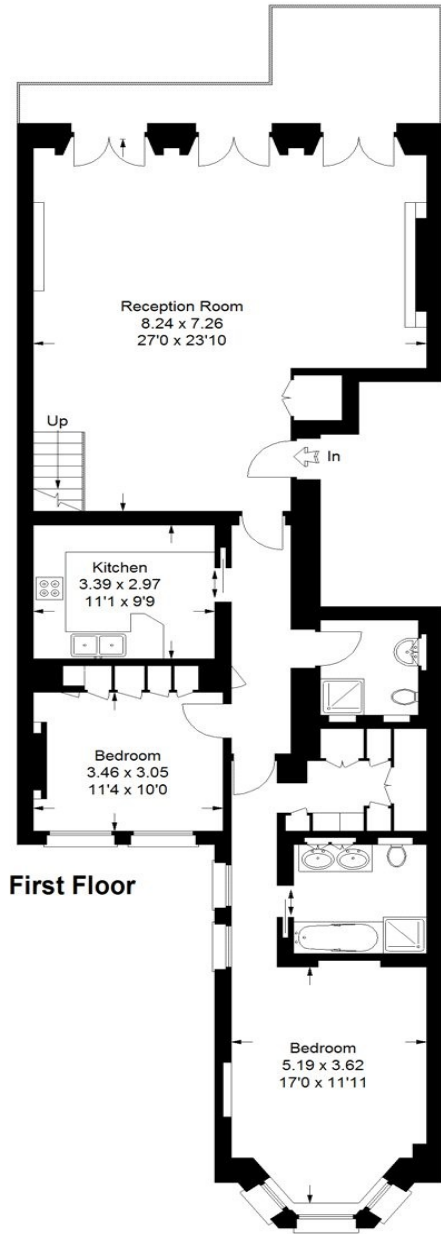
DESCRIPTION:

An outstanding apartment in a premier Knightsbridge address, situated within a handsome Grade II listed building. This apartment offers excellent living and entertaining space with three floor to ceiling windows in the reception room and French doors onto the balcony. Providing ample accommodation, there are two bedrooms, two stylish bathrooms and modern fitted kitchen, with the mezzanine level providing the third bedroom, en-suite bathroom and TV area. The apartment further benefits from air-conditioning and lift. Residents of the building also have access to the communal gardens (by separate application).

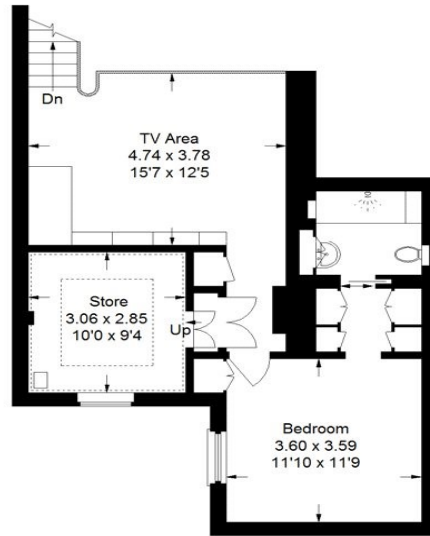




Approximate Gross Internal Area = 181 sq m / 1948 sq ft



First Floor



Second Floor

= Reduced headroom below 1.5 m / 5'0

FLOORPLANZ © 2013 0845 6344080 Ref 119645

This plan is for layout guidance only. Not drawn to scale unless stated. Windows & door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes & compass bearings before making any decisions reliant upon them.

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	68	80
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	



Tenure: Share of Freehold & Leasehold

Term: 990 years

Service Charge: £11,200.00 per annum

Ground Rent: Peppercorn

Council Tax Band: H

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.