



Brechin Place, South Kensington, SW7

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## Brechin Place, South Kensington, SW7

Superb two-bedroom flat set on the second floor of this beautiful period building in Brechin Place

Two bedrooms | One reception room | One bathroom | Flat | Terraced | Upper floor  
Residents' parking | EPC Rating D

Entered on the second floor, this wonderful family flat is found on the corner of Brechin Place & Rosary Gardens and enjoys a dual aspect. Recently refurbished, beautiful communal areas lead up to the entrance of the flat, then to well-arranged accommodation including a generous reception room with high ceiling and three large windows allowing plenty of natural light to come through. There is a separate contemporary kitchen, two double bedrooms and a separate shower room. The property is ideally situated close to all the shopping and transport facilities of Gloucester Road.

Brechin Place is home locally to a number of brilliant preparatory schools, senior schools, bars, restaurants and boutique shops. With Hyde Park, Fulham Road, Brompton Road and Kings Road are all within striking distance.

### Terms

**Tenure:** Leasehold expires 249 yrs 8 months

**Service Charge:** £2,800 per annum

**Ground Rent:** Peppercorn

**Council Tax:** Band F

**Local Authority:** The Royal Borough of Kensington and Chelsea

**Asking Price:** £1,250,000



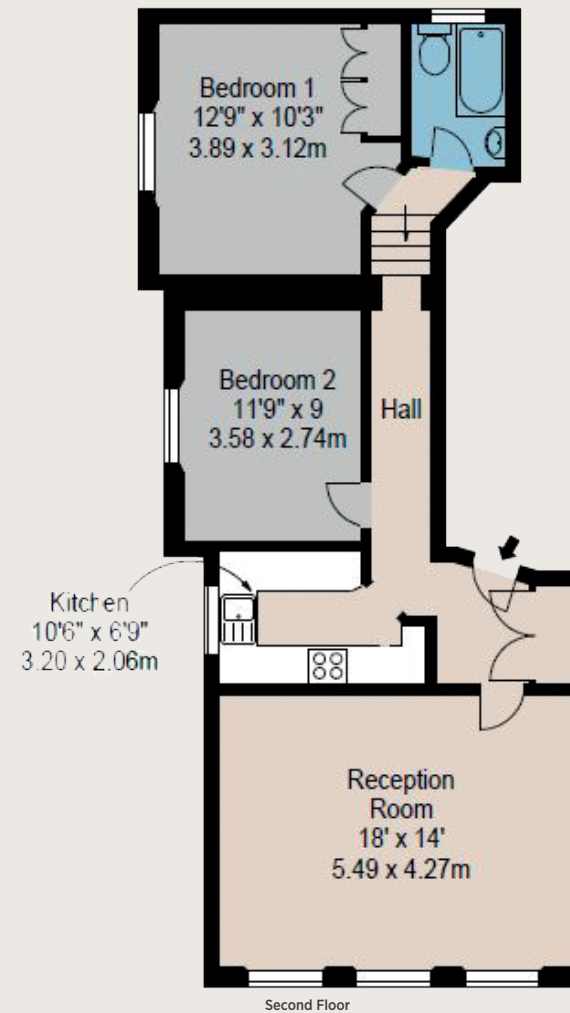








Gross Internal Area 769 sq ft (71.44 sq m)  
For identification purposes only.



#### IMPORTANT NOTICE

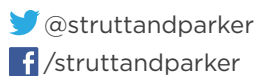
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## South Kensington

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