

Cathcart Road,
Chelsea



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An exceptional and beautifully presented three double bedroom duplex apartment.

An outstanding three bedroom ground and lower ground floor maisonette offering fabulous volume in this impressive corner building.

The property occupies the ground and lower ground floor in this elegant end of terrace building which sits on the corner of Oakfield Street and Cathcart Road. It therefore benefits from a plentitude of light owing to its triple aspect.

The reception room is particularly attractive with a large bay window and ceiling heights in excess of 3 metres and is ideal for entertaining.

On the lower ground floor, there are three generous bedrooms, of which the principal room benefits from its own dressing and en suite. There is also the added advantage of south facing private outside space leading from one of the bedrooms.

Other features include integrated air conditioning throughout and the rare benefit of being one of only two flats to occupy this commanding building which adds to a feeling of exclusivity and privacy.



Location

Cathcart Road is a well regarded address set within the Boltons Conservation Area. Neighbouring roads include the Boltons, Tregunter Road and Gilston Road which puts it in an ideal position within this revered pocket of Chelsea SW10. The flat is conveniently situated on the south side of this popular residential road which runs parallel to Tregunter Road, situated just off Hollywood Road with its smart selection of pubs, and restaurants.

Postcode region: SW10

General

Tenure: Leasehold, 999 years from 1 January 2010
Local Authority: Royal Borough of Kensington and Chelsea
Council Tax: Band G
EPC Rating: D
Service Charge: None
Ground Rent: Peppercorn
Parking: Residents' permit
Mobile coverage and broadband: Information can be found here: <https://checker.ofcom.org.uk/en-gb/mobile-coverage>

1,575 sq ft (146.33 sq m)
Air conditioning
Utility room
Two storage vaults
Patio
Leasehold

Guide price £1,595,000

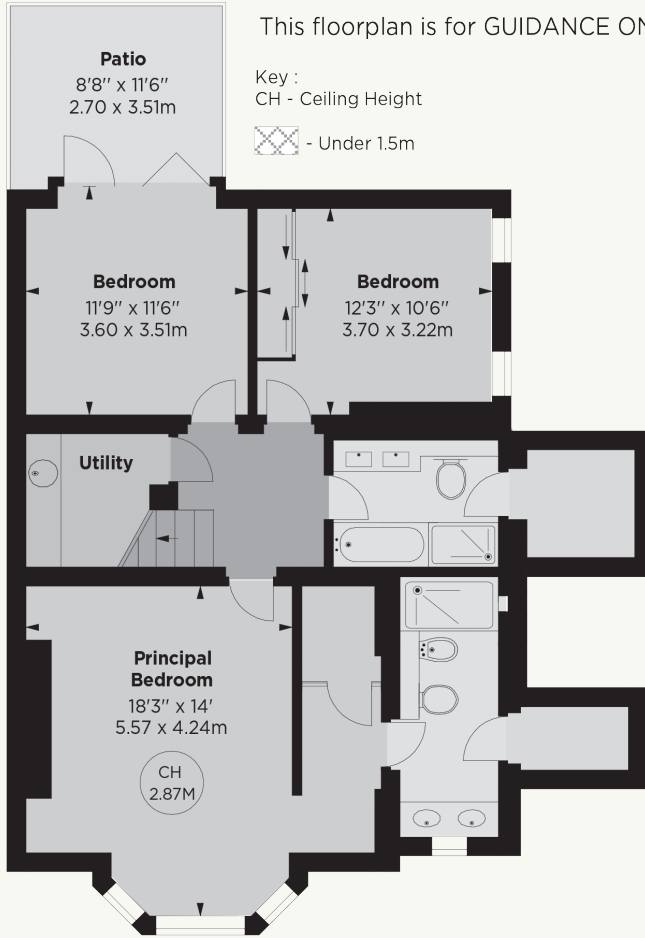


Cathcart Road, SW10

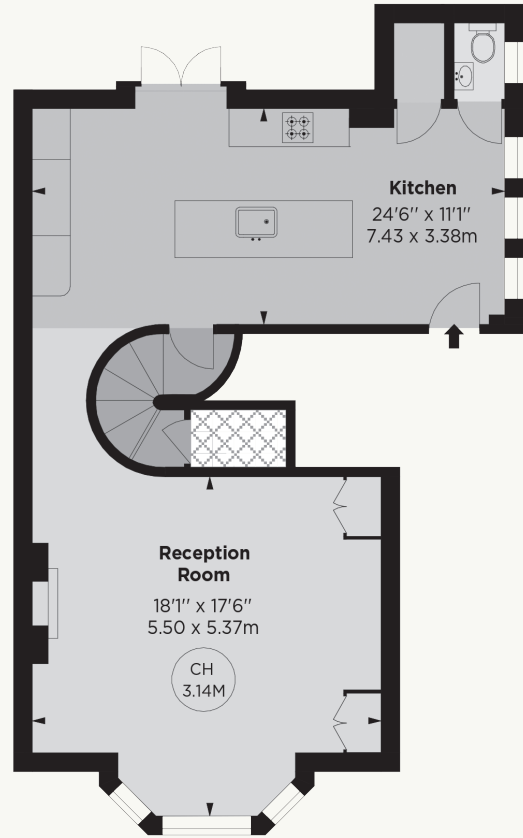
APPROX. GROSS INTERNAL AREA *
1575 Sq Ft - 146.33 Sq M
(Including 1.39 of Under 1.5m Area)



This floorplan is for GUIDANCE ONLY and NOT FOR VALUATION purposes.



LOWER GROUND FLOOR



RAISED GROUND FLOOR

Strutt & Parker Chelsea

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