

Chesham Mews, Belgravia



**Strutt
& Parker**

Land and property. Since 1885.

A high-specification house on one of Belgravia's hidden mews streets.

Tucked away in a private enclave in the very heart of Belgravia, this fantastic three-bedroom house is presented in turn-key form. Having previously undergone a back-to-brick renovation by an established local developer, the property returns to the market in outstanding condition and benefits from exceptional ceiling heights, lateral living space and balanced accommodation over just four floors.

The layout focuses around a stunning south-west facing reception room on the first floor supported by a formal dining space and an eat-in kitchen, accessed via a cantilevered oak-clad staircase from the ground floor entrance hall, from which a guest suite and garage can be found on opposing sides. On the lower floor is a relaxed family space with a cinema setup, a separate utility room and a further bedroom suite. Finally, the top floor of the house is reserved for the principal bedroom and en-suite bathroom, which connects via a glass-roofed landing to a private winter garden with a retracting roof, limestone flooring and a gas fireplace.

The finish throughout is stunning, with highlights including travertine marble in the bathrooms, polished plaster walls and bespoke cabinetry. Air conditioning, smart lighting and underfloor heating are also present throughout, configured via a Control4 smart home system for ease of use.



Location

The terraces of Chesham Mews were laid out by master builder Thomas Cubitt in the early 1830s, during the development of the Belgravia district. The area originally formed part of the estate of William Lowndes, who lent his name to Lowndes Square, with the streets in this particular area being named after his home of Chesham, Buckinghamshire. Consisting entirely of houses, the street has a cul-de-sac configuration, making it particularly quiet and private despite being a stone's throw from a wealth of local restaurants and amenities, allowing residents to live an exceptionally refined lifestyle.

Postcode region: SW1X

General

Local Authority: City of Westminster

Council Tax: Band G

EPC Rating: D

Parking: Garage and resident's permit

Mobile coverage and broadband: Information can be found here: <https://checker.ofcom.org.uk/en-gb/mobile-coverage>

2,444 sq ft (227.05 sq m)

Three bedrooms

Three bathrooms | High specification | Integrated garage | Air conditioned

Fully redeveloped


Freehold

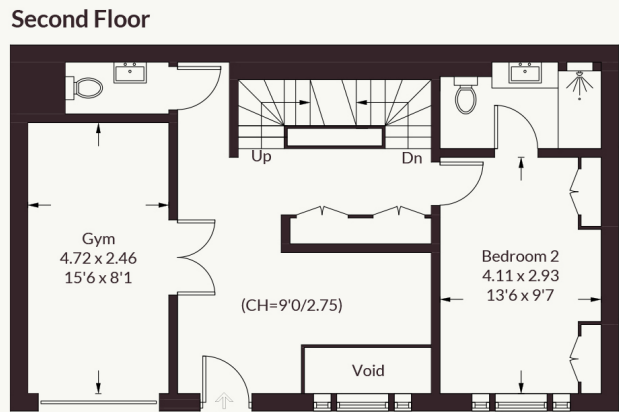
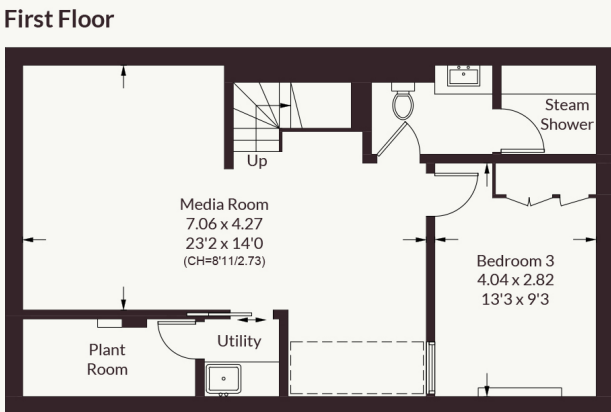
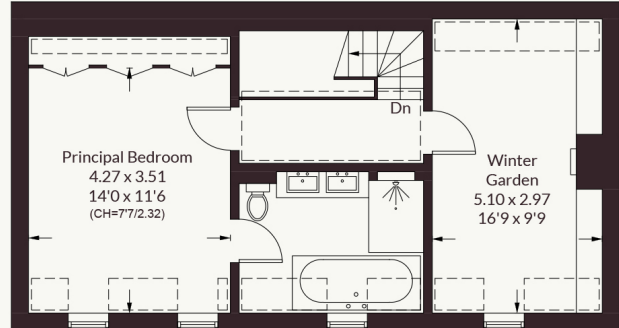
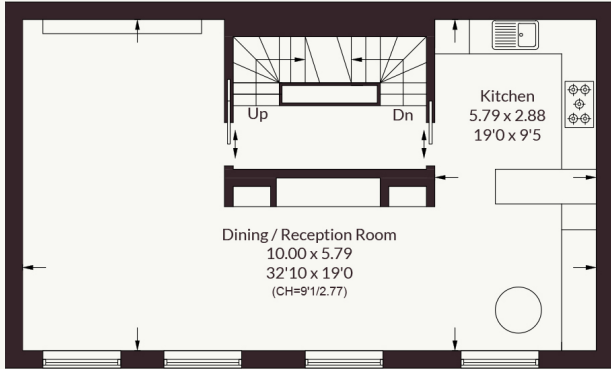
Guide price £4,750,000



Approximate Gross Internal Area = 227.05 sq m / 2444 sq ft
 (Including Winter Garden & Excluding Void)
 Winter Garden = 15.16 sq m / 163 sq ft





 = Reduced headroom below 1.5m / 5'0



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

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