



Cranley Gardens, South Kensington, SW7

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Reception Room | Conservatory/Dining Room
 Kitchen | Principal Bedroom | En Suite Bathroom
 Second Bedroom | Second Bathroom | Patio
 Private Garden | EPC Rating D

A rare opportunity to acquire this fabulous apartment in Cranley Gardens with its own 44'5ft long private garden and potential for a home office.

Situated at the rear of this handsome period building, this apartment enjoys superb leafy views and a tranquil setting facing onto its own private garden. On the raised ground floor there is a beautiful reception room with 12ft high ceilings, a separate kitchen, and conservatory/dining room providing direct access to the garden. On the lower level there are two double bedrooms and two bathrooms. The principal bedroom is en-suite with direct access to a patio leading to the garden.

Terms

Tenure: Leasehold (approx. 27 years remaining)

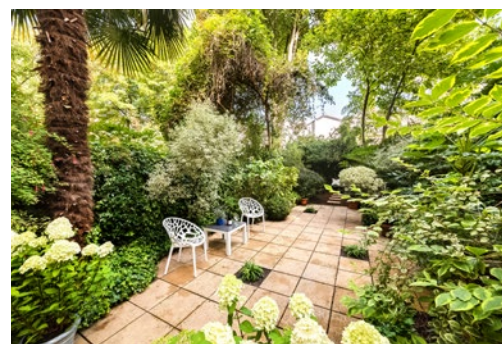
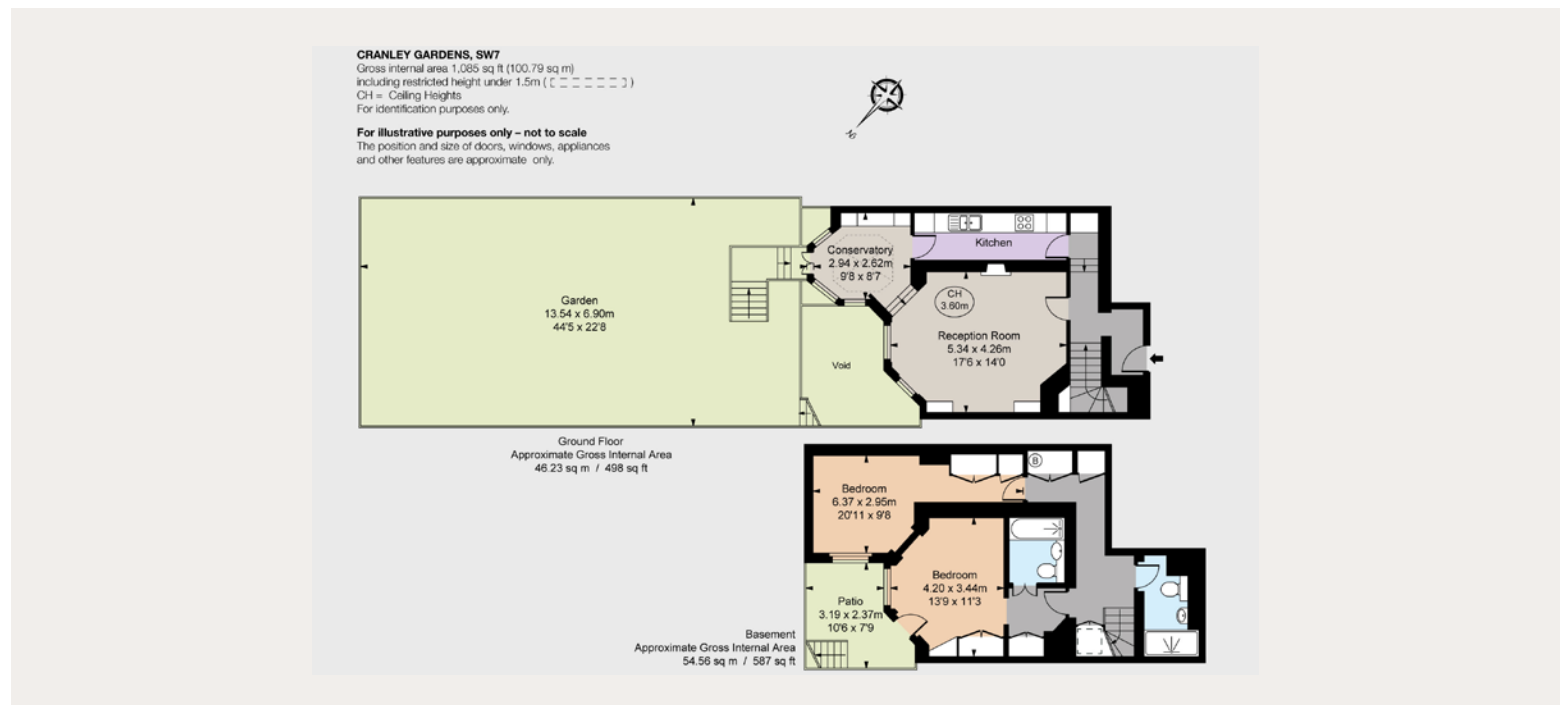
Local Authority: The Royal Borough of Kensington and Chelsea

Service Charge: £4,629 approx. pa

Ground Rent: £10,920 approx. pa (reduces to peppercorn on extension of lease)

Price: £1,295,000

To discuss lease extension costs please contact our team.



South Kensington

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