



ELYSTAN PLACE

CHELSEA SW3

A BRAND NEW, TURN-KEY CHELSEA
TOWN-HOUSE JUST OFF THE IMMENSELY
POPULAR CHELSEA GREEN.



THE HOUSE WAS DEMOLISHED
BEHIND A RETAINED FRONT FAÇADE
AND REDEVELOPED BY THE AWARD-
WINNING JUBILEE PARTNERS
www.jubileepartners.co.uk

Beautifully curated with wonderful interiors, the house offers a spectacular London base with four bedrooms, fine joinery and aircon throughout.

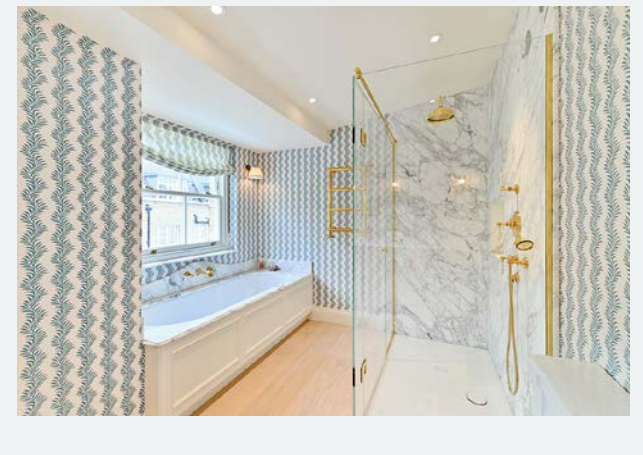


The finished house provides ground floor double reception room that leads onto a garden with a large central fireplace ideal for formal entertaining. From the ground floor, stairs lead down to the bespoke kitchen / dining room and bedroom 4, which is discreet/well separated and has an en suite shower room





The whole of the top floor is given to the principal bedroom which is beautifully designed with a dressing room and fine joinery which together with vaulted ceilings provides a tranquil atmosphere full of light and arresting views from the large windows





The first floor has two double bedrooms that share a large family bathroom



The basement level comprises a gym / studio room, with doors opening into the light-well; bespoke utility room, plant room and seasonal store room.

A two and a half year construction project has delivered a house with fabulous interiors with wonderful fabrics, fine joinery, fixtures and fittings.

These features include:

- Air conditioning in every room
- A bespoke kitchen and utility room
 - Under floor heating
- Lutron lighting (that can be tailored to suit)
- Water Monopoly bathrooms throughout
- Wi-Fi and integrated speakers throughout
 - Acoustic and thermal wall linings



The house sits just off the world renowned village atmosphere of Chelsea Green, a picturesque enclave just north of the Kings Road and only a short distance to Sloane Square underground station.

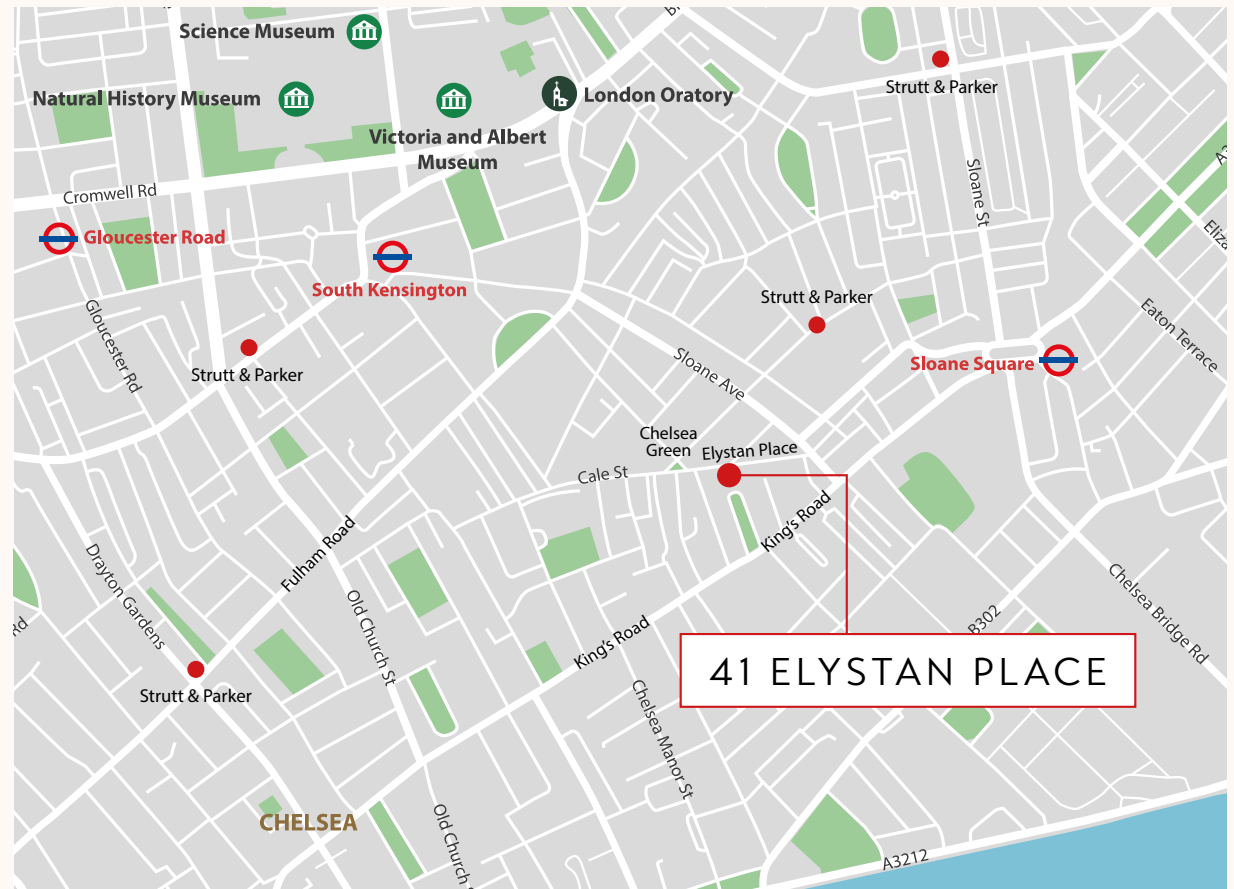
The local amenities 'on the door-step' are fantastic, they include; Birley's Bakery, Jago's the butcher, The Wild Tavern and Andreas the Grocer to name but a few. The recently opened Wholefoods on the Kings Road, complements Waitrose and Marks and Spencer, all of which are close by, en route to Sloane Square, passing Duke of Yorks Square with its restaurants, high fashion retail.

The Green offers a totally unique lifestyle located a very short distance to either Sloane Square and Pavilion Road, or St. Luke's Gardens and all the amenities that the King's Road has to offer.

Elystan Place is located just off the Kings Road within a short distance of the Sloane Square underground station.



The garden is a spectacular feature of the house, with a central outdoor fireplace. Accessed by sliding French doors, this creates a fabulous focal point of the reception room and a wonderful entertaining space.



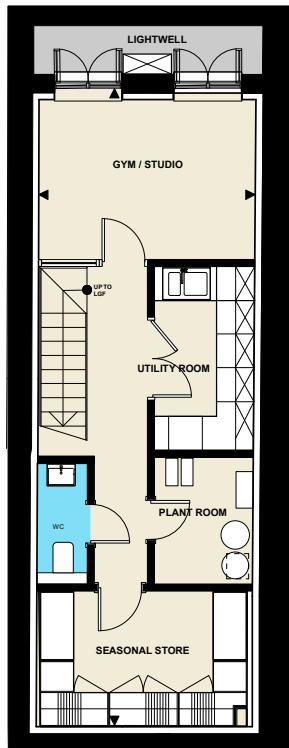
41 ELYSTAN PLACE

APPROX. GROSS INTERNAL AREA

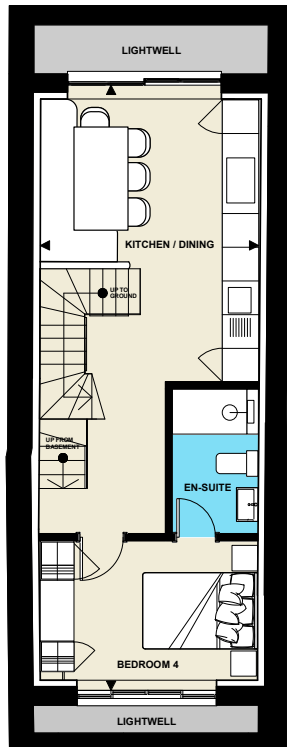
Total 2,195 sq ft

Total (Including acoustic and thermal insulation) 2,308 sq ft

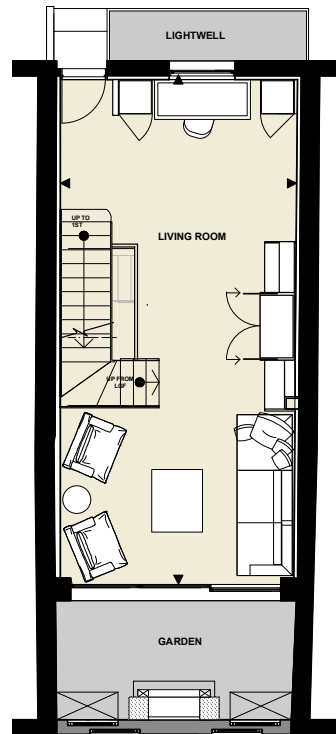
Illustration For Identification Only. Not to Scale.



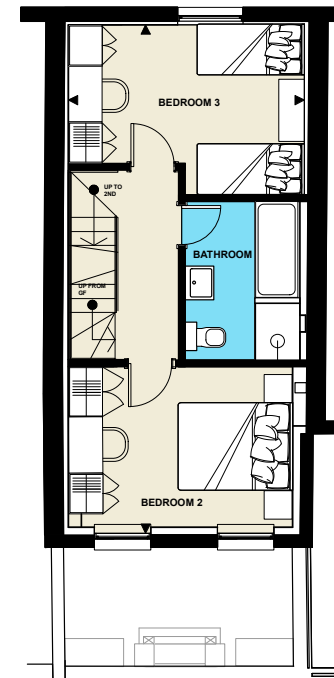
BASEMENT
477.25 sq ft



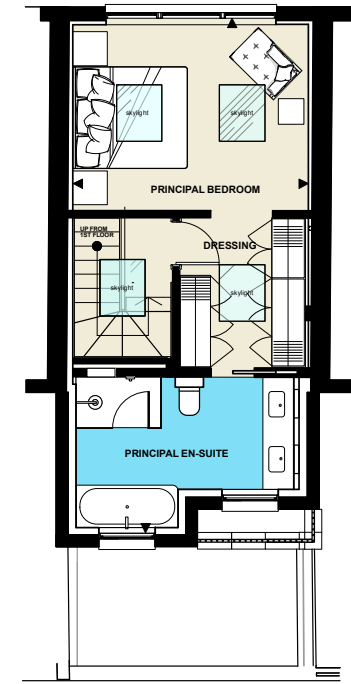
LOWER GROUND FLOOR
471.35 sq ft



GROUND FLOOR
432.25 sq ft



FIRST FLOOR
421.95 sq ft



SECOND FLOOR
392.2 sq ft

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TENURE Freehold

LOCAL AUTHORITY The Royal Borough of Kensington and Chelsea

EPC RATING Band D **PARKING** Residence Permit

BROADBAND Installed **ASKING PRICE** £5,500,000

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