



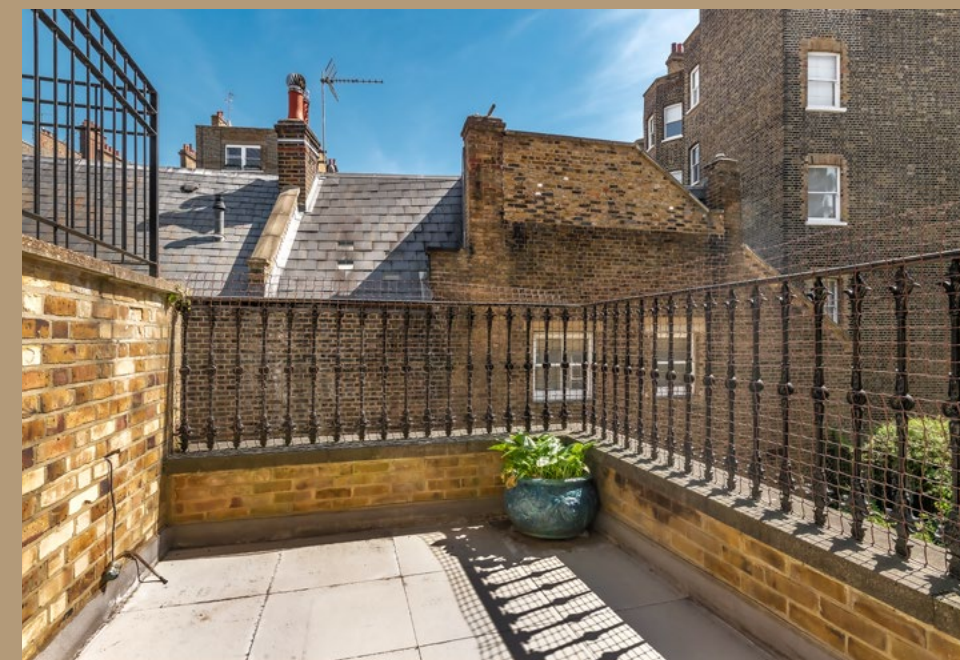
MOORE STREET

CHELSEA SW3



A highly individual three/four-bedroom freehold house, extending to approximately 2,581 sq ft





The property was completely refurbished and uniquely designed some 14 years ago by its owner to suit her precise requirements. The living accommodation is unusually arranged to offer flexibility and versatility. Of particular note is the classic first-floor drawing room with double doors onto a terrace, and a third floor wholly dedicated to a glamorous dressing room with excellent wardrobe space.

Accommodation

- Entrance/dining hall
- First floor drawing room with terrace
- Study
- Principal bedroom
- Third floor dressing room/bedroom/reception room
- Two further bedrooms
- Two bathrooms
- Two kitchenettes
- Two cloakrooms
- Laundry Room
- Separate street entrance at lower ground floor
- Garden
- Two vaults

Key Features

- Air conditioning throughout the house
- Sound system throughout the house
- Excellent storage throughout house
- Laundry room housing Hotpoint dryer and Gaggenau sub-zero fridge and freezer drawer
- Paved garden with raised flower beds and irrigation system



Location

Moore Street is a wide street located between Cadogan Street and Milner Street, round the corner from Lennox Gardens and Cadogan Square. It is perfectly placed for all the amenities of Pavilion Road, Sloane Square, Kings Road, Sloane Street and Knightsbridge. The nearest underground station is Sloane Square, operating Circle & District Lines.



Approximate Gross Internal Area
2,581 sq ft / 239.87 sq m
excluding external vault

External Vault Area
41 sq ft / 3.81 sq m

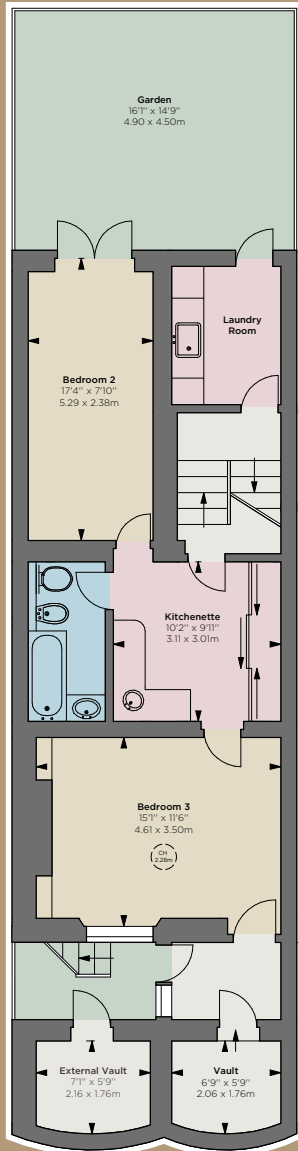
Total Approximate Gross Internal Area
2,622 sq ft / 243.61 sq m

CH: Ceiling height
Floorplan for guidance only, not to scale or for valuations purposes. It must not be relied upon as a statement of fact. All measurements and areas are approximate and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice.
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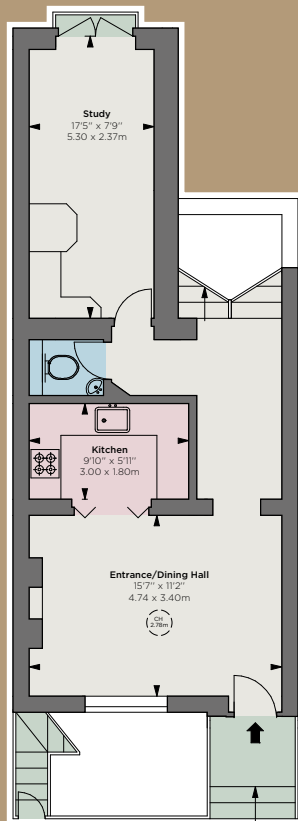
Tenure
Freehold
Local Authority
The Royal Borough of Kensington & Chelsea
Council Tax
Band H

Parking
Residents' parking permit
Broadband
Installed at the property

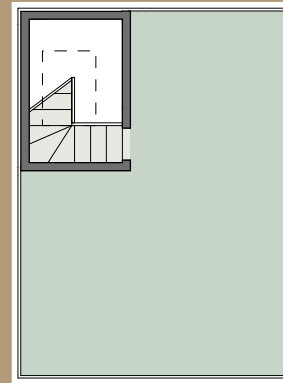
EPC Rating D
Guide Price
£3,750,000, subject to contract, to include all the fitted carpets, curtains, blinds, kitchen and utility equipment



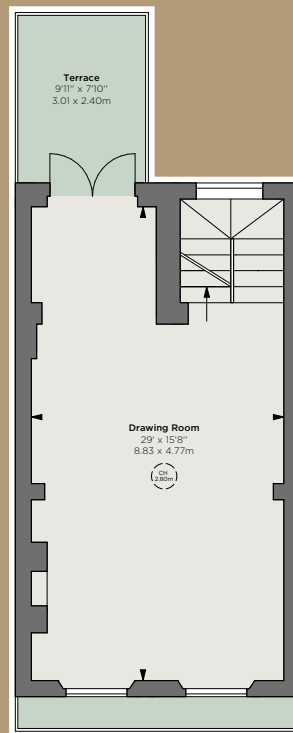
Lower Ground Floor



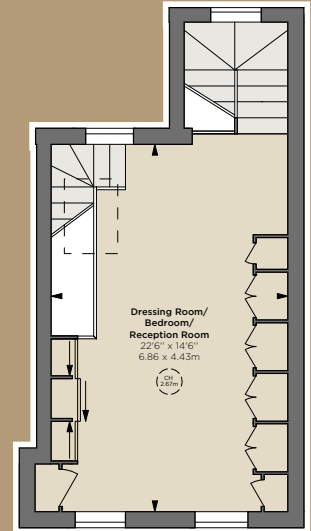
Ground Floor



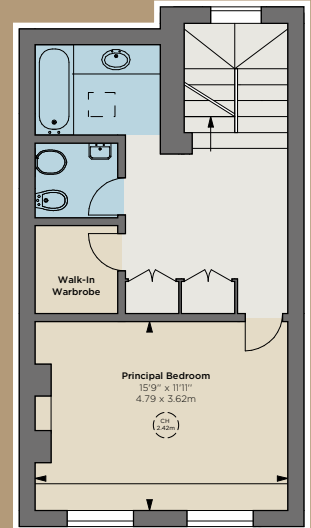
Roof



First Floor



Third Floor



Second Floor

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