Drayton House,
South Kensington

Strutt & Parker

Land and property. Since 1885.

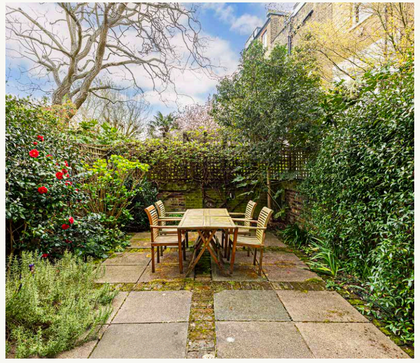
3,123 sq ft (290.1 sq m) | Freehold
4 reception rooms | 5 bedrooms
3 bathrooms

Guide price £4,500,000

A grand Victorian townhouse positioned on the Old Brompton Road, moments from the amenities of South Kensington.

Set within Drayton Terrace, this distinguished Victorian residence was designed by architect J. Blore and built in 1846. It presents a classical stucco and brick façade with symmetrical proportions and refined detailing. Behind this elegant exterior, the house unfolds across five storeys, offering generous accommodation, abundant natural light and a wealth of period features, including original fireplaces, sash windows and ornate plasterwork and cornicing. The ground floor features an entrance hall and a dining room adjoining a well appointed kitchen with traditional light cabinetry and a range of integrated appliances, including a gas hob and double oven. A rear lobby with storage and an adjacent cloakroom provides access to the gardens. The lower ground floor comprises a relaxed family room with parquet flooring, a bedroom with its own fireplace, a modern shower room and access to a small courtyard, offering a peaceful retreat. The first floor features a spacious double reception room, ideal for entertaining, with twin fireplaces and ample light from sash windows at both ends, as well as a delightful sunroom – the ideal spot for a morning coffee.

The second floor offers two bedrooms, including a principal room with built-in storage and a bedroom overlooking the garden, which may also be used as a study. Both are served by a nearby shower room. The third floor provides a similar layout. The larger bedroom enjoys elevated rooftop views and features exposed beams. Both are fitted with custom-made bunks and are served by a characterful bathroom featuring a roll-top bath.



Location

Old Brompton Road is ideally positioned in South Kensington, moments from a wide range of amenities, including boutique shops, cafés and highly regarded restaurants. Excellent transport links are provided nearby at Gloucester Road and South Kensington Underground stations, offering access to the District, Circle and Piccadilly lines. Hyde Park and the open green spaces of Kensington Gardens are also within easy reach, providing a welcome contrast to the surrounding city environment.

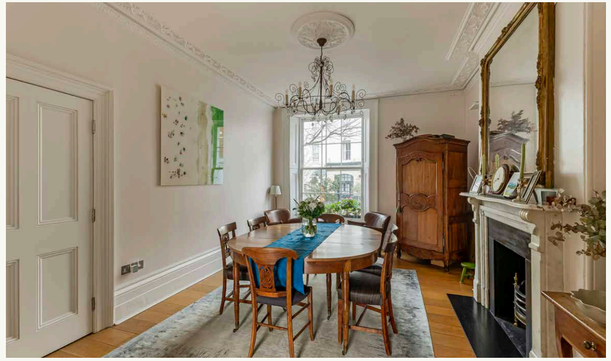
Postcode region: SW5

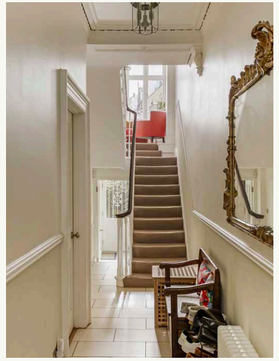
Outside

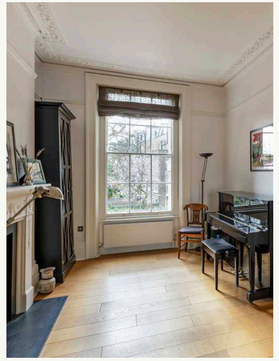
To the rear, doors open directly onto a tranquil garden. It is a private, leafy sanctuary, enclosed by mature shrubbery and boundary walls that provides a strong sense of seclusion from the outside world. Ideal for al fresco dining and entertaining, it offers a quiet retreat away from the bustle of West London.

General

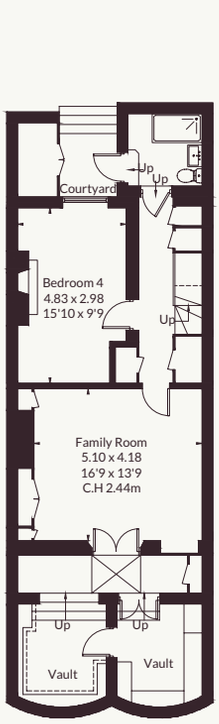
Local Authority: The Royal Borough of Kensington and Chelsea
Council Tax: Band H
EPC Rating: E
Parking: Royal borough of Kensington and Chelsea parking permit.
Mobile and Broadband checker: Information can be found here https://checker.ofcom.org.uk/en-gb/



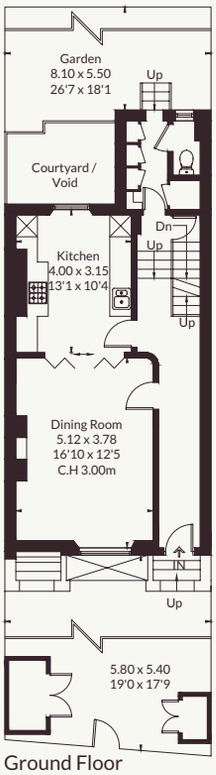




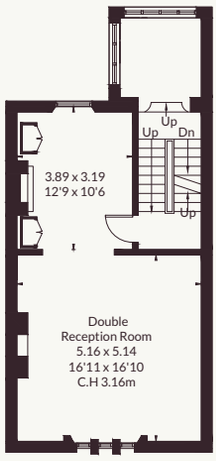
Approximate Floor Area = 285 sq m / 3068 sq ft (Including Vault)
Outbuildings = 5.1 sq m / 55 sq ft
Total = 290.1 sq m / 3123 sq ft



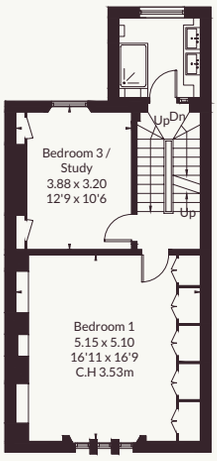
Lower Ground Floor



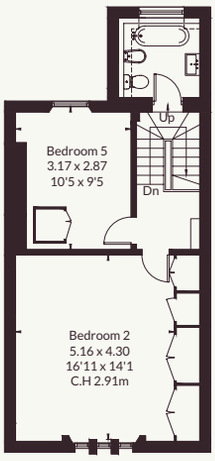
Ground Floor



First Floor



Second Floor



Third Floor

This floor plan has been drawn in accordance with RICS Property Measurement 2nd edition.
All measurements, including the floor area, are approximate and for illustrative purposes only. @fourwalls-group.com #105232

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