



ROLAND GARDENS

CHELSEA SW10



A stunning three-bedroom maisonette with terrace, garden and air-conditioning in Roland Gardens



The property

The property provides outstanding living space, complemented by unusually generous bedrooms and truly exceptional outdoor areas — a rare combination in this setting.

The home is entered via a grand, light-filled reception room which showcases a striking bay window, impressive ceiling height, and elegant period proportions typically found in a raised ground floor.

A separate, superbly designed Eggersmann kitchen with Miele appliances is accessed via the entrance hall and opens directly onto the terrace, with stairs leading down to the garden — ideal for both entertaining and everyday living.



Key features

Three bedrooms

Reception room

Three bathrooms

Ground floor flat

Roof terrace

Balcony





The floor below comprises two larger-than-average double bedrooms, both benefiting from well-designed dressing areas and luxurious en suite shower rooms. A third double bedroom is served by a separate, beautifully finished family bathroom. The bedroom located to the rear also enjoys direct access to the garden, creating a calm and private retreat.

This is a rare offering for those seeking space, light, and period charm, combined with the comforts of modern living, including air conditioning throughout and ample storage space. The entire building has been fully renovated and exquisitely designed by West11 Design Ltd, delivering a refined and timeless finish throughout.

Terms

Tenure

Share of freehold with a new 999-year lease granted on completion

Service Charge

£3,500 per annum

Local Authority

The Royal Borough of Kensington & Chelsea

Council Tax

Band H

Parking

Residents' permit

Broadband

Installed at the property

EPC

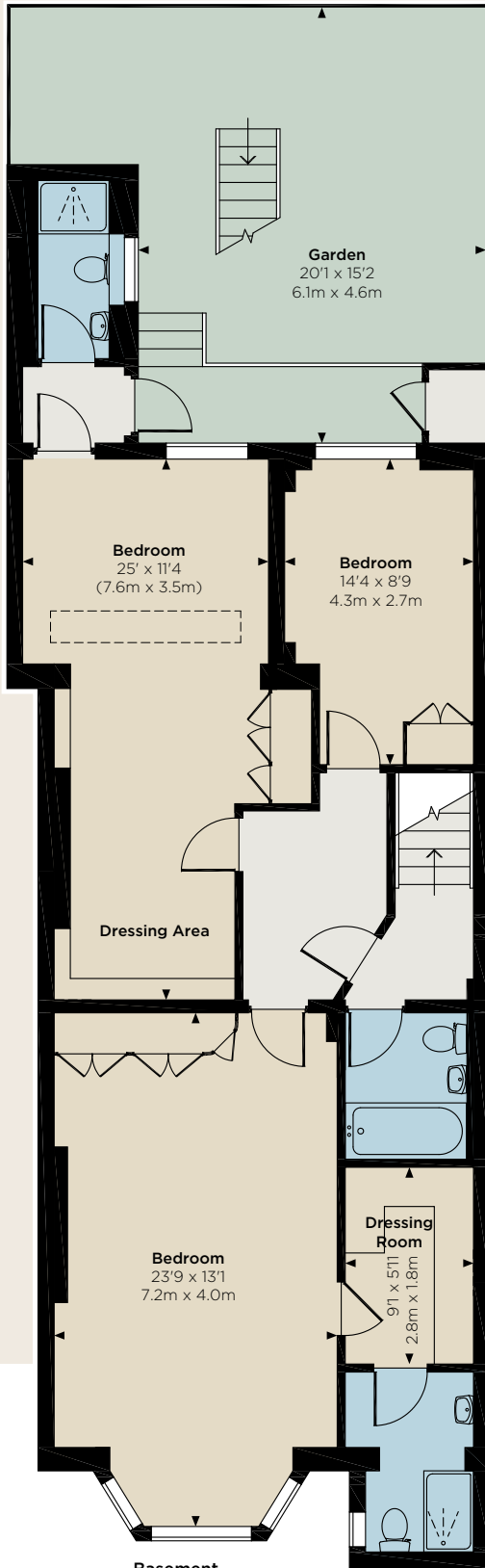
Rating E

Guide Price

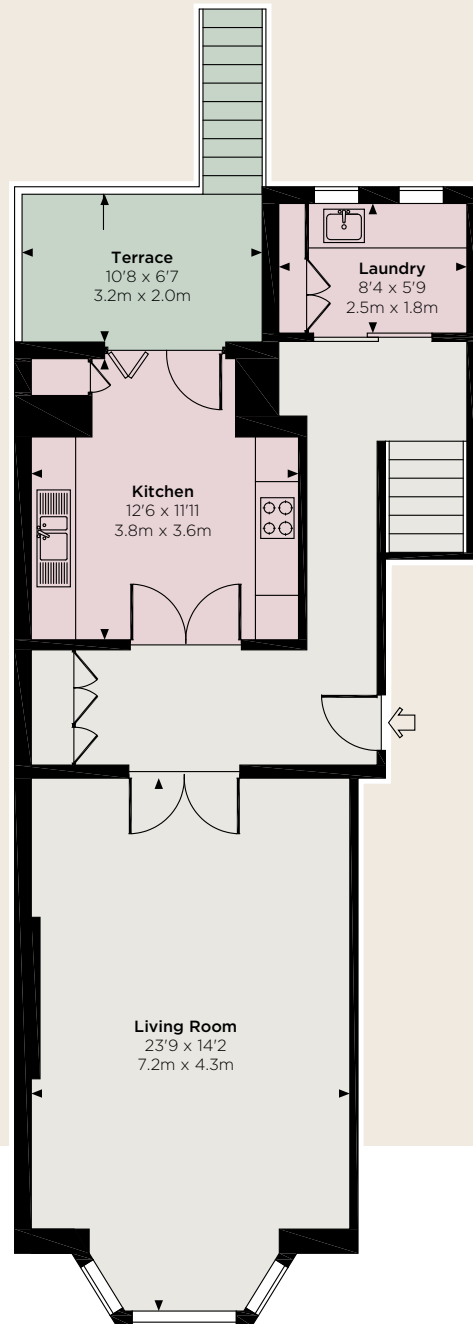
£3,150,000







Basement



Ground Floor

Approximate Gross Internal Area

1,792 sq ft / 165.5 sq m

All measurements are approximate and for guidance and illustrative purposes only.

This floorplan has been supplied to The Brochure by Strutt & Parker



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