



Nevern Square, SW5

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A sensational first floor two-bedroom flat with two balconies, on the best section of Nevern Square

With nearly 4m high ceilings, this immaculately presented, turn-key first floor two bedroom flat enjoys a superb position on Nevern Square with large bright volumes, three French doors, large balconies with views over the gardens.

Principal suite | Second suite | Separate kitchen  
Drawing room | Dining area | Front balcony  
Rear balcony | Garden access | EPC Rating D

A stunning, totally uncompromising first floor apartment with direct views over Nevern Square private residents' gardens situated within a beautifully maintained Victorian mansion block.

The property offers over 1100 sq ft of accommodation with two bedrooms and two bathrooms with glorious high ceilings and lovely period detail throughout. This rarely available, refurbished apartment has been meticulously interior designed to exacting standards with oak parquet flooring and includes a substantial principal bedroom suite with feature bathtub and under floor heating. Additional prominent features are the sunny east-west aspect of the property, two separate roof terraces and private residents' garden access.

This firmly ticks the outside space box. This apartment offers the opportunity to own an extremely rare and exceptional property in a prime London location.

Nevern Square is a highly sought after private garden square and is located within easy reach of the many amenities of Gloucester Road and the plethora of restaurants, bars and shops on High Street Kensington, Old Brompton Road and the Fulham Road and Earls Court Road.

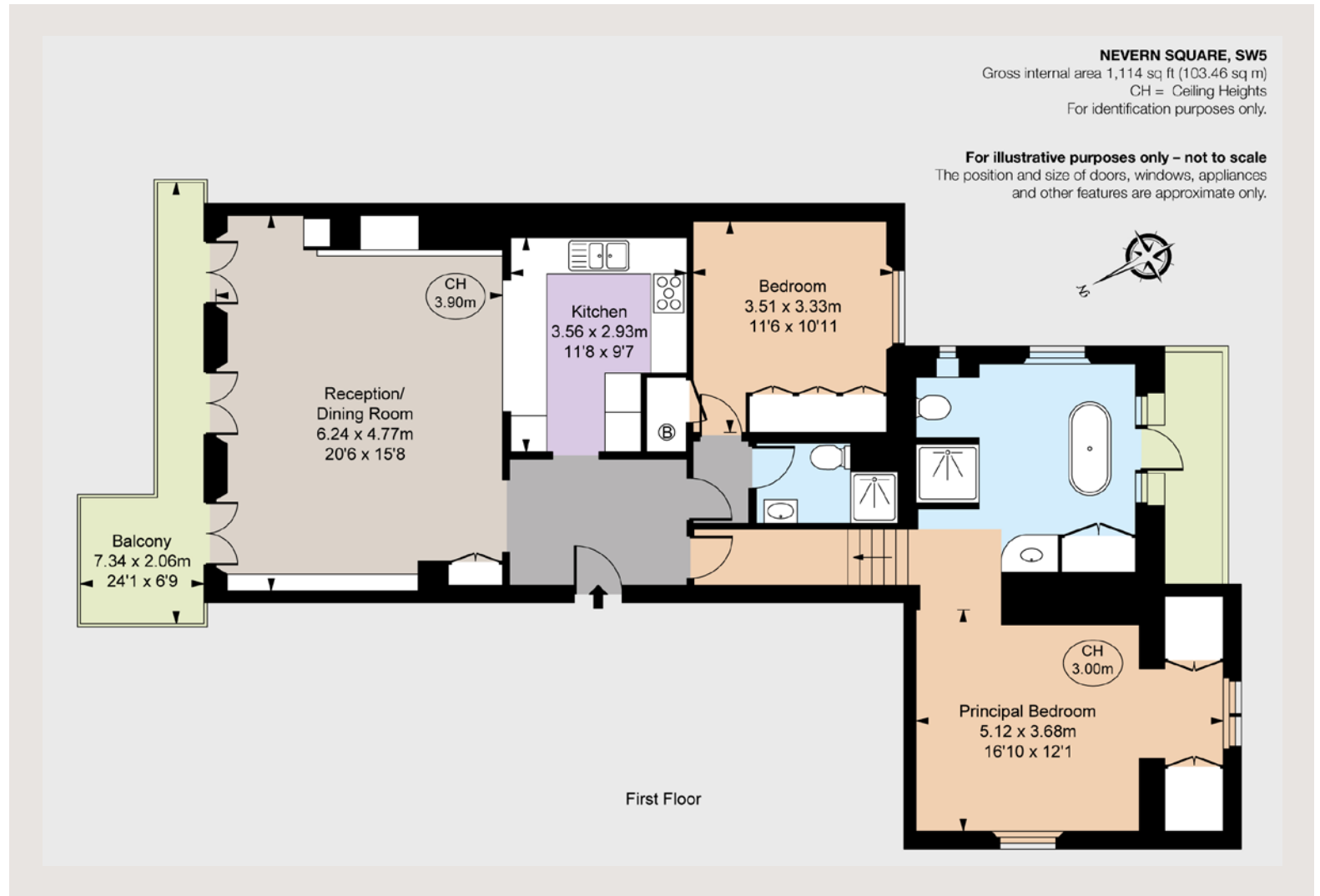






### Terms

**Tenure:** Leasehold 149 years remaining (approx)  
**Local Authority:** The Royal Borough of Kensington and Chelsea  
**Service Charge:** £5,588.72 per annum (approx)  
**Ground Rent:** £400 per annum (approx)  
**Guide Price:** £1,895,000  
**Council Tax Band:** F



### South Kensington

90 Old Brompton Road, London, SW7 3LQ

**020 7581 7000**

southken@struttandparker.com

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