



Montaigne Close, London
SW1P

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£1,550,000 Leasehold

A recently refurbished, bright and spacious apartment of approx. 1204sq.ft (111.9sq.m) apartment for sale located in this secure modern development in the heart of Westminster. This apartment has a larger than average living and entertaining space, 2 double bedrooms, two bathrooms (one en-suite) modern integrated kitchen/dining room with full-width floor to ceiling windows and access to a private balcony. The apartment has wood flooring throughout and a large storage cupboard in the hall is complemented by built-in wardrobes in both bedrooms. The development benefits from private gardens, 24 hour concierge service, a well-equipped gymnasium, sauna, steam room and Jacuzzi. The location is 5 minutes' walk from Pimlico tube station and a short walk to St James's Park and Westminster. The surrounding area also offers a variety of retail stores, including the flagship House of Fraser Department store, the Cardinal Place Shopping Centre and an abundance of amenities including a Sainsburys, Curzon Cinema and following on from the extensive regeneration of Victoria street a selection of many new restaurants to compliment the selection of existing ones which include Aster, M Victoria, The Ivy Victoria, Flight Club Victoria and many more.

Ground rent: £300
Service charges: £6500
Long lease hold: 982 years

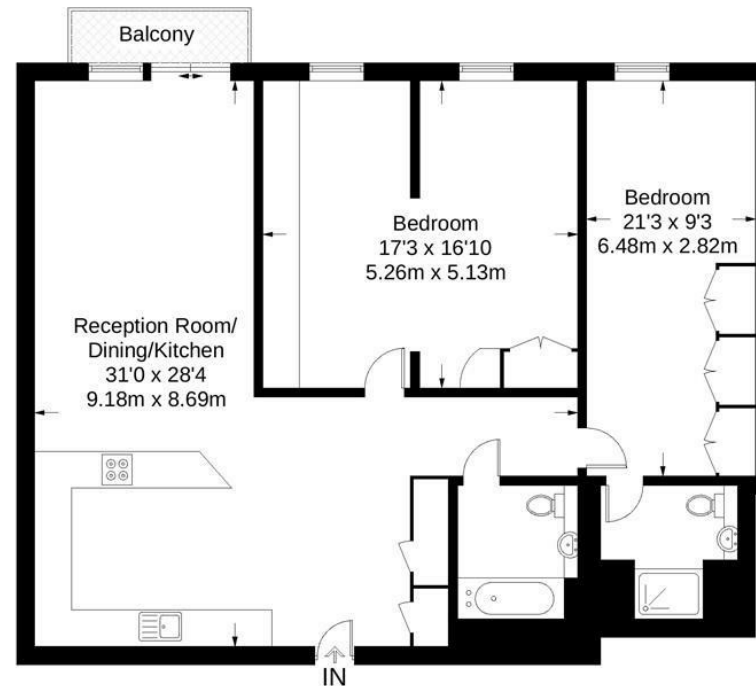
- 1204sq.ft (111.9sq.m)
- 2 Double Bedrooms
- 2 Bathrooms (1 En-suite)
- Large Open plan Reception Room
- Integrated Modern Kitchen
- Private Balcony
- Good Storage
- 24 Hour Concierge
- Residents Leisure Suite with Gym, Sauna, Jacuzzi & Steam Room
- Moments From The Tube Links of Pimlico, St James' Park and Westminster



EPC certificate available on request.

Horsley Court

Approximate Gross Internal Area = 1204 sq ft / 111.9 sq m



Not to scale, for guidance only and must not be relied upon as a statement of fact.
All measurements and areas are approximate only and have been prepared in
accordance with the current edition of the RICS Code of Measuring Practice.

