

RUSSELL SIMPSON

Elegant duplex flat in a prestigious
Chelsea block

SWAN COURT
CHELSEA SW3



Swan Court
Chelsea SW3

£1,350,000

BEDROOMS 2	INTERNAL 749 SQ FT	SERVICE CHARGE £3,134 pa	COUNCIL RBKC
RECEPTION ROOMS 1	69 SQ M	EPC D	COUNCIL TAX Band F
BATHROOMS 1	—	TENURE Leasehold	LENGTH OF LEASE 114 years



The Property

A well-presented, two bedroom flat with porter service

Entering the flat on the ground floor, you step directly into a generous open-plan kitchen/reception room with wooden floors and high ceilings. This bright, well-proportioned space combines contemporary living with refined design, featuring sleek fitted kitchen units along one wall, with modern integrated appliances. The open-plan layout maximises the sense of space while maintaining distinct areas for cooking and relaxation.





Indoor Spaces

A curved staircase leads up to the first floor, where the accommodation continues with two bedrooms. The principal bedroom is a substantial double room with built-in wardrobes, providing ample storage, and large windows filling the space with light. The second bedroom is thoughtfully designed, also with fitted storage.

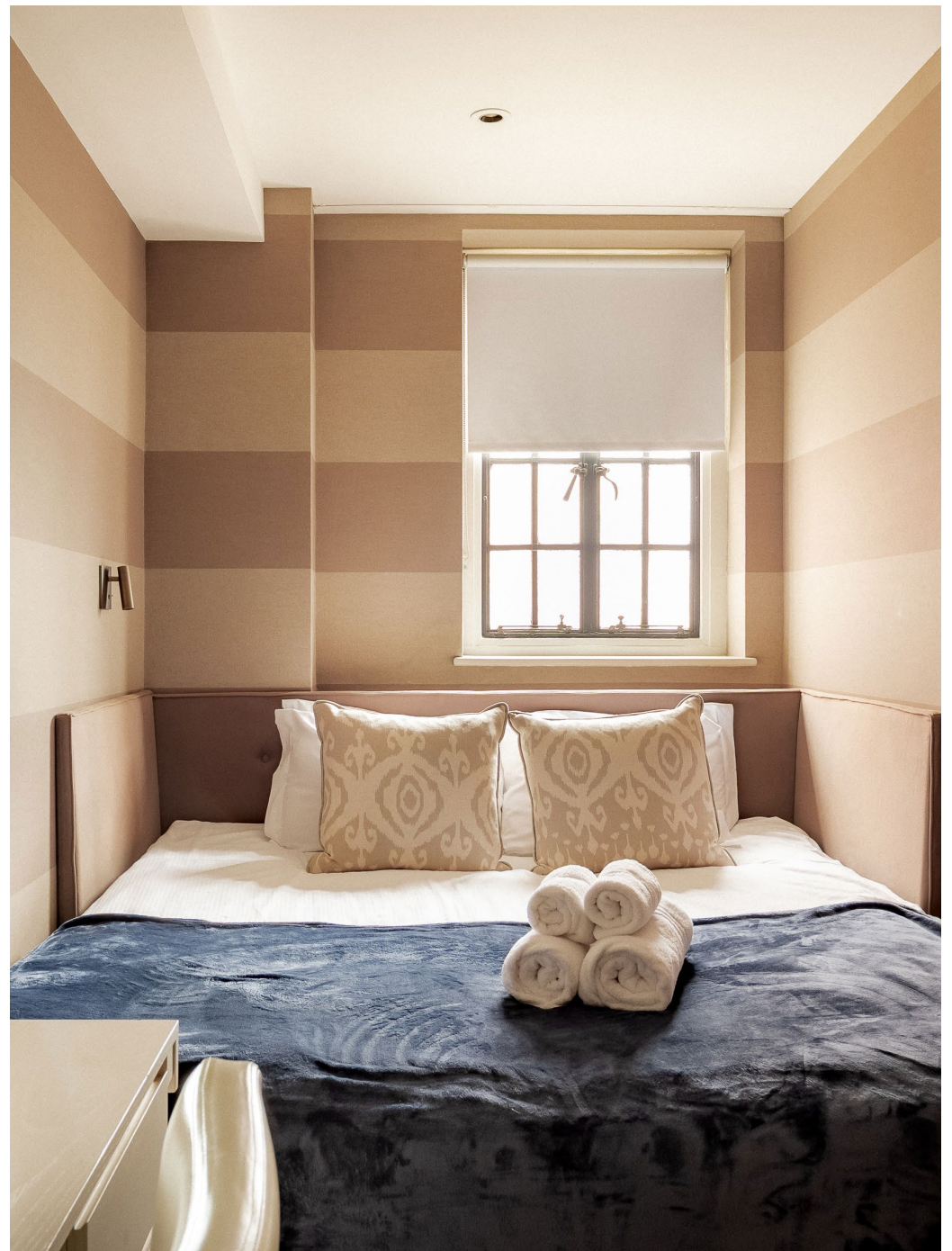
The first floor is completed by a sophisticated family bathroom, including both bath and shower facilities.

The flat has been decorated in a contemporary style throughout, with careful attention to detail evident in the quality finishes and well-considered layout. The high ceilings on the ground floor add to the sense of grandeur, while the duplex configuration provides excellent privacy between the living and sleeping areas.



Russell Simpson

Swan Court



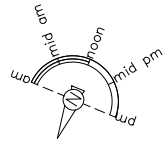


The Neighbourhood

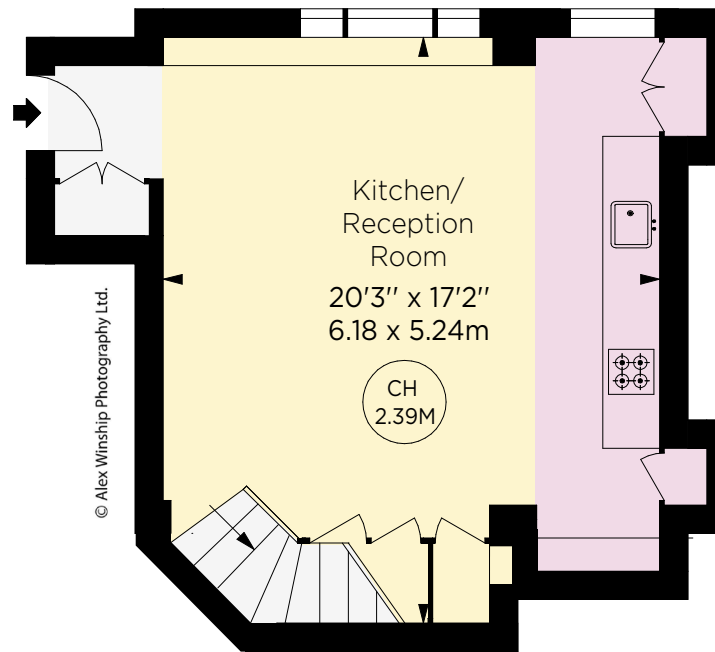
Chelsea Manor Street is a quiet residential address in the heart of Chelsea, moments away from the King's Road with its upmarket boutiques and many restaurants. The location offers easy access to the open spaces of Battersea Park and the artistic treasures of the Saatchi Gallery. Sloane Square underground station is within walking distance, providing excellent transport links across London. The area is renowned for its sophisticated atmosphere and remains one of London's most desirable residential locations, with the Royal Hospital Chelsea and Chelsea Physic Garden nearby adding to the neighbourhood's distinguished character.

APPROXIMATE INTERNAL AREA

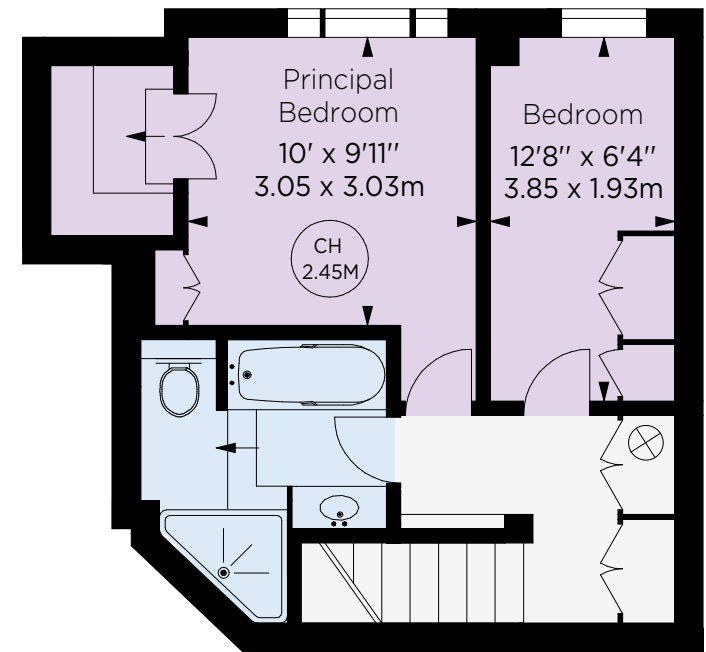
749 SQ FT / 69 SQ M



Key :
CH - Ceiling Height



GROUND FLOOR



FIRST FLOOR

ALEX WINSHIP
Photography
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*Floorplan for guidance only, not to scale or 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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RUSSELL SIMPSON

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October 2021