



RUSSELL SIMPSON

Recently renovated six
bedroom townhouse perfectly
situated moments from Sloane
Square

EATON TERRACE
BELGRAVIA SW1W

Eaton Terrace Belgravia SW1W

£8,500,000

BEDROOMS 6	INTERNAL 3,355 SQ FT 312 SQ M	OUTDOOR 557 SQ FT	COUNCIL RBKC
RECEPTION ROOMS 4		EPC D	COUNCIL TAX Band H
BATHROOMS 5		TENURE Freehold	



The Property



Sublime Grade II listed family home.

Entering the house on the raised ground floor, the foyer leads through to a central staircase hall. On one side is a dining room with high ceilings, on the other side a well-proportioned kitchen. This includes a conservatory-like breakfast area with an overhead skylight and bifolding French doors leading out onto the rear balcony.

The lower ground floor features a reception room with French doors opening the garden. It also features a bedroom, a bathroom and a utility room/bar with a fridge, as well as separate street access.





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Eaton Terrace



The first floor offers a generous double reception room with high ceilings. Full-length French doors give access to the front balcony, while a large rear window creates a double aspect and brings in added light. There is also a guest WC and further storage space on the half landing.



The Bedrooms

The second floor contains a principal bedroom and an ensuite bathroom. It also contains a study or dressing room on the half landing.

The second and third floor both feature two bedrooms sharing a bathroom/shower room, bringing the total number of bedrooms to six.



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Eaton Terrace







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The Design

The property is newly renovated, with bright interiors decorated in a tasteful contemporary style and presented in immaculate condition.



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Eaton Terrace





The Neighbourhood

The house includes a south-west facing rear garden with enough space for outdoor dining. There is also a front balcony, a front patio with outdoor storage and a white stucco façade.

Despite its Belgravia address, the house is actually in the Royal Borough of Kensington & Chelsea, which entitles the owners to a normal resident's parking permit.

Eaton Terrace is a prestigious and popular address. It was built in the late Georgian period, around the same time as the famous square of the same name. Most of the houses are Grade II listed, with stucco bases and dressings.

From here, Sloane Square underground station is a short walk away, while Victoria Station is also close. The restaurants and shops of Chelsea are within easy reach, while nearby Orange Square hosts a popular farmers' market each weekend.



APPROXIMATE INTERNAL AREA

3,355 SQ FT / 312 SQ M

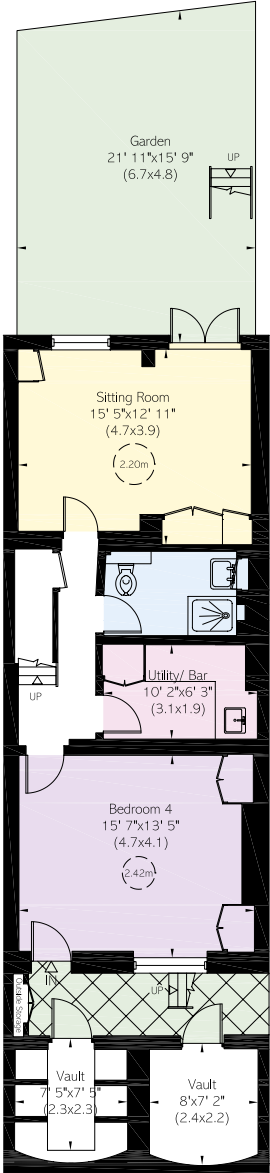
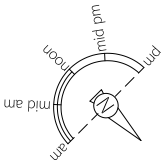
INCLUDING LIMITED USE AREA,
OUTSIDE STORAGE & VAULTS

129 SQ FT / 12 SQ M

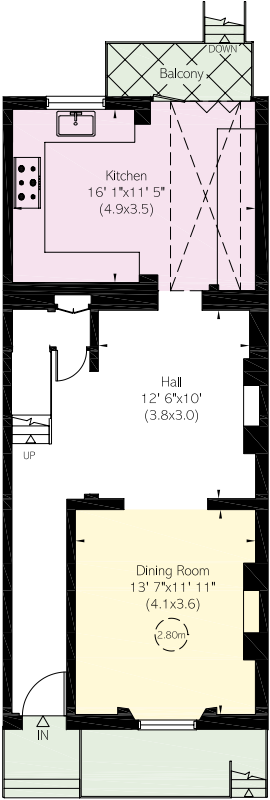
OUTSIDE AREA

557 SQ FT / 52 SQ M

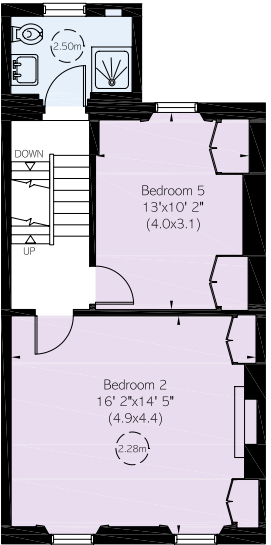
Reduced head height below 1.5m



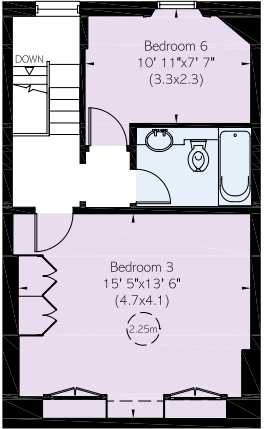
Lower Ground Floor



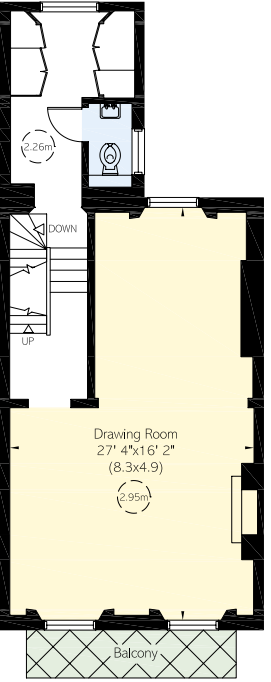
Raised Ground Floor



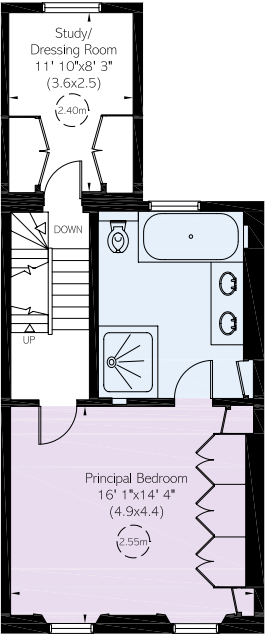
THIRD FLOOR



FOURTH FLOOR



First Floor



Second Floor

RUSSELL SIMPSON

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View

[Watch the video on Youtube](#)

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Any information contained herein (whether in the text, plans or photographs) is given in good faith but should not be relied upon as being a statement of representation of fact.
Nothing in these Particulars shall be deemed to be a statement that the property is in good condition or otherwise nor that any services or facilities are in good working order.
Any measurements of distances referred to herein are approximate only. October 2021