



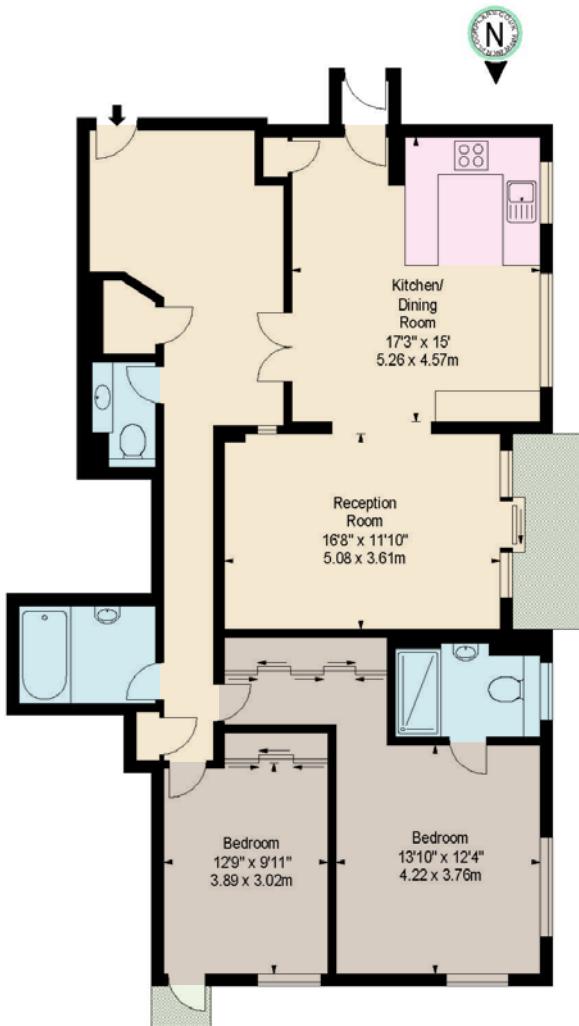
# KINGSTON HOUSE SOUTH

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ENNISMORE GARDENS SW7



APPROX. GROSS INTERNAL AREA  
1,272 SQ FT / 118.17 SQ M



#### FIRST FLOOR

Illustration For Identification Purposes Only. Not to Scale

\* As Defined by RICS - Code of Measuring Practice

PRICE: £2,500,000

TENURE: SHARE OF FREEHOLD  
WITH 115 YEARS REMAINING

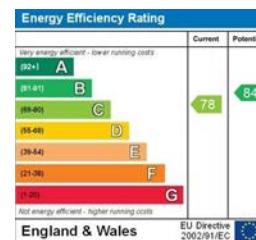
SERVICE CHARGE:  
APPROX £11,633 PER ANNUM

A wonderfully light and attractively presented two bedroom first floor apartment in this sought-after residential building with 24-hour portage and two lifts. The property features a generous reception room and wonderful kitchen dining room and both bedrooms have very attractive views over communal gardens. The property will be sold with a designated underground car parking space in Kingston House South.

Kingston House South is a very well located portered building situated on the north east corner of Ennismore Gardens close to Hyde Park. The property is ideally situated for the open spaces of Hyde Park as well as access to a world class selection of shops and restaurants in Knightsbridge.



- PRINCIPAL BEDROOM WITH ENSUITE BATHROOM
- DOUBLE BEDROOM
- SEPARATE BATHROOM
- RECEPTION ROOM
- KITCHEN/ DINING ROOM
- BALCONY
- LIFT
- 24 HOUR PORTERAGE
- DESIGNATED UNDERGROUND CAR PARKING SPACE



These details have been prepared for general guidance only and should not be relied upon by prospective purchaser/ tenants who before proceeding must check and otherwise satisfy themselves as to the property and the nature, state and availability of any facility or service.

**NV**  
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