



Queen's Gate Mews, SW7

LUROT BRAND

MEWS SPECIALISTS EST. 1971

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External

Ground Floor



Queen's Gate Mews, SW7

Leasehold Approx. 95 years and 2 months
(Exp. Jun 2120)

£1,850,000 STC

An elegant three bedroom house in
a popular mews moments from
Kensington Gardens.

This superb and unassuming mews house is approached over a cobbled street and up stairs to a front door. Uniquely for Queens Gate Mews, this property occupies some of the mansion block to the rear with access off Queens Gate Terrace. The main reception room is large, light and elegant with a master suite on the first floor and two further bedrooms and bathroom on the lower ground.

LOCATION

Located in the heart of South Kensington, Queen's Gate Mews is a charming cobbled street just moments from Hyde Park. Shops, restaurants and amenities of South Kensington and Gloucester Road are easily accessible. The property is close to a range of world famous attractions including the Royal Albert Hall, the Natural History Museum and The V & A Museum.



Ground Floor

Ground Floor





Lower Ground Floor



Lower Ground Floor

FEATURES

Kitchen	Two Bathrooms
Reception/Dining Room	Courtyard
Three Bedrooms	

OTHER USEFUL INFORMATION

EPC	D
Council Tax Band	H
Annual Ground Rent	£204
Ground Rent Review Period	Paid Quarterly
Annual Service Charge	£12,000
Service Charge Review Period	Paid Quarterly

NEAREST TUBE STATIONS

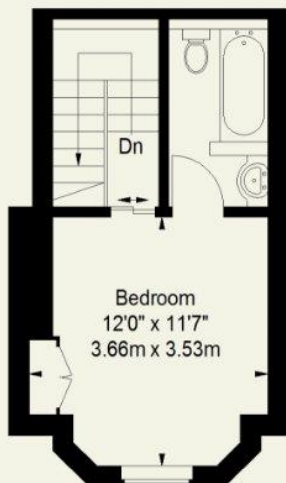
Gloucester Road (District, Circle & Piccadilly line)

Queens Gate Mews, SW7

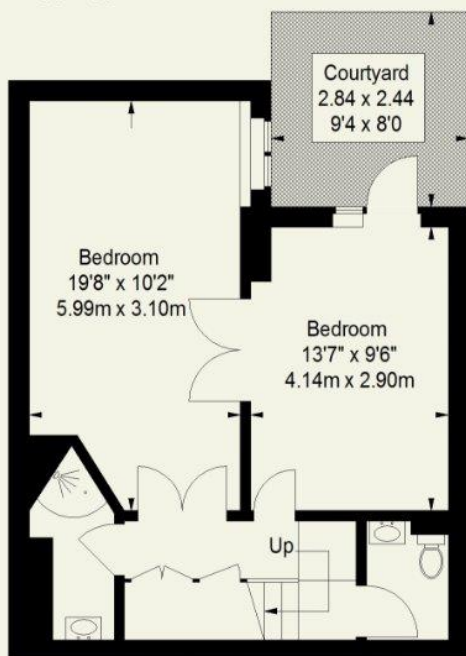
Approximate Gross Internal Area (Excluding Void)

1308 FT² - 121.5 M²

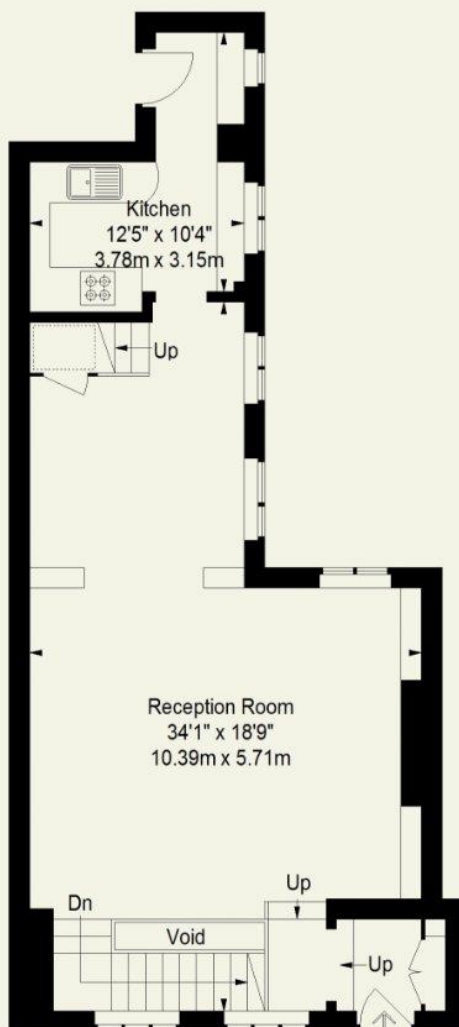
Reduced Headroom = 6 FT ² 0.6 M ²



First Floor



Basement



Ground Floor

Hyde Park
37-41 Sussex Place, Hyde Park,
London W2 2TH

South Kensington
4-5 Kynance Place, South Kensington,
London SW7 4QS

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