



A Bright and Spacious Two Bedroom Apartment with Concierge

# EMPERORS GATE

KENSINGTON SW7

Asking Price  
£1,650,000

**BERKSHIRE  
HATHAWAY**  
HOMESERVICES

LONDON

# PROPERTY DETAILS

**Guide Price**  
£1,650,000

**Square Footage**  
1120

**Council Tax Band**  
G

**EPC**  
C

**Ground Rent**  
To Be Confirmed

**Service Charge**  
£8,000 pa

## Tenure

Leasehold 966 Years  
Remaining

This fantastic flat is located on the fourth floor of this well-maintained block, with concierge and lift access. The property also benefits from its own private gated parking space.

The flat itself is spacious and in good order throughout. There are two spacious bedrooms, both with plenty of storage. The principal bedroom benefits from its own en-suite bathroom. There is also an additional bathroom. The living area is open plan, with space for a dining table, making it the perfect area for everyday living and entertaining.

Emperors Gate is well situated for all the amenities of South Kensington and Kensington. The nearest underground station can be found at Gloucester Road (Piccadilly, District & Circle Lines).

# FEATURES

Two Bedrooms

One Reception Room

Two Bathrooms

Residents Parking, Private Parking

Concierge / Porter

Lift

Balcony

# LOCATION



## KNIGHTSBRIDGE SALES

24-25 Albion Street, Hyde Park Estate,  
London W2 2AX

020 7262 2030

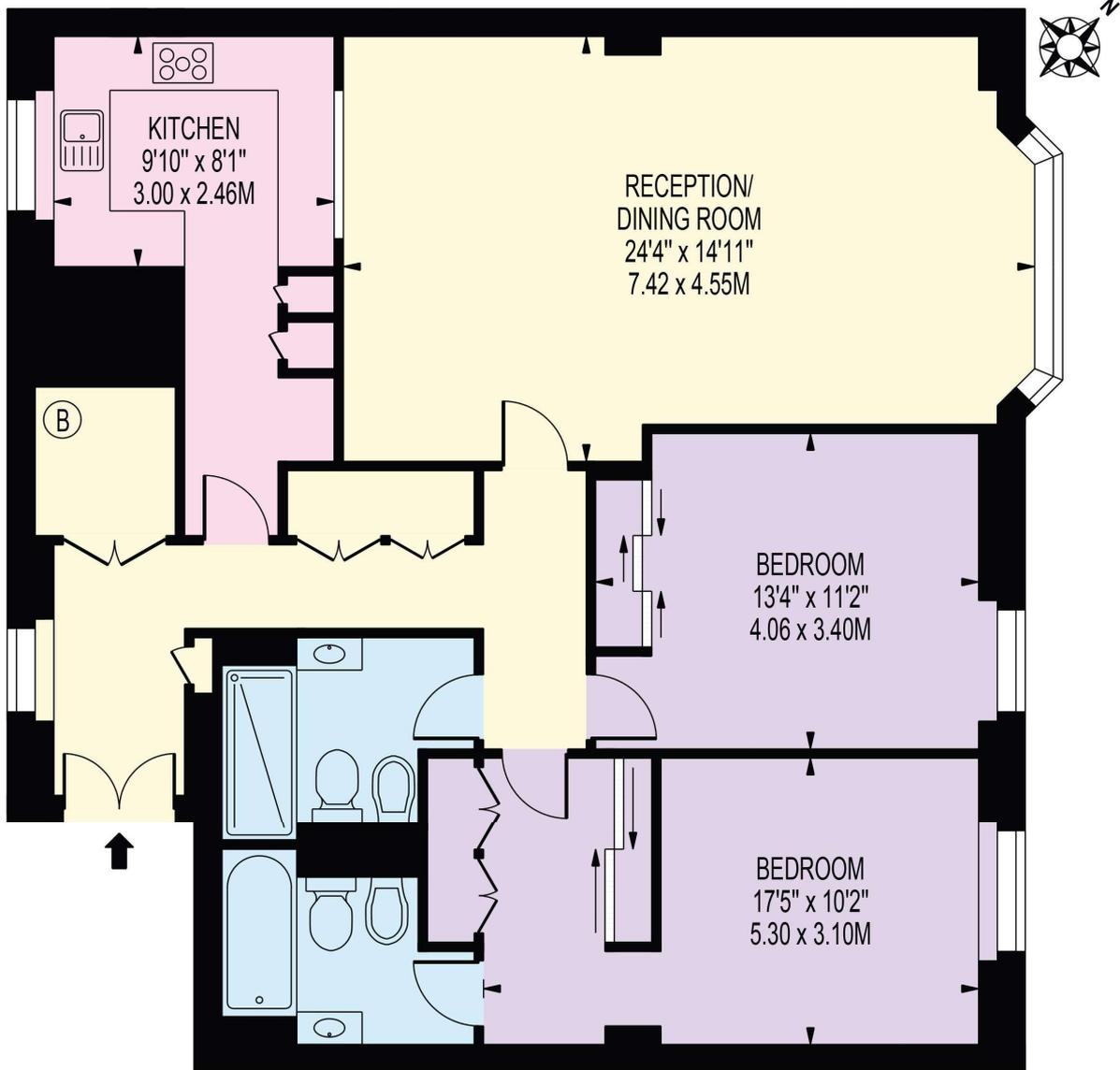
sales.knightsbridge@bhhs-london.com



# FLOORPLAN

## EMPERORS GATE

APPROXIMATE GROSS INTERNAL FLOOR AREA: 1120 SQ FT - 104.05 SQ M



### FOURTH FLOOR

FOR ILLUSTRATION PURPOSES ONLY

THIS FLOOR PLAN SHOULD BE USED AS A GENERAL OUTLINE FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE IN WHOLE OR IN PART AN OFFER OR CONTRACT. ANY INTENDING PURCHASER OR LESSEE SHOULD SATISFY THEMSELVES BY INSPECTION, SEARCHES, ENQUIRIES AND FULL SURVEY AS TO THE CORRECTNESS OF EACH STATEMENT. ANY AREAS, MEASUREMENTS OR DISTANCES QUOTED ARE APPROXIMATE AND SHOULD NOT BE USED TO VALUE A PROPERTY OR BE THE BASIS OF ANY SALE OR LET.