



MONTPELIER SQUARE

KNIGHTSBRIDGE SW7



AN ELEGANT GRADE II LISTED PERIOD TOWNHOUSE

Having been the subject of a meticulous and exacting refurbishment program this superb house is both elegant and functional lending itself to extravagant entertaining and yet still remaining a functional family home. Interior designed by the renowned 1508 London this house presents itself as a turnkey development, in Knightsbridge's premier garden square. Montpelier Square is superbly situated being a short walk to Harrods, Hyde Park and all the World renowned shops, restaurants and amenities that the area has to offer.



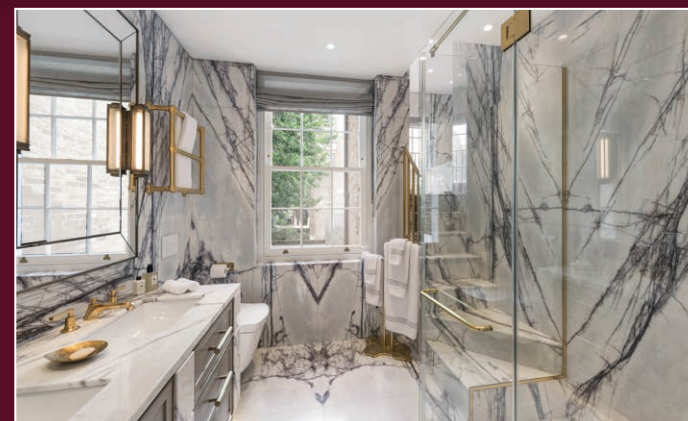


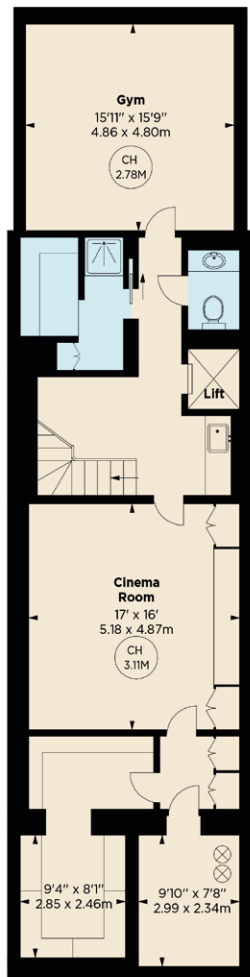
ACCOMMODATION & AMENITIES

- Master bedroom suite ■ Five further bedroom suites ■ Reception Hall ■ Drawing room ■ Dining room ■ Study
- Cinema ■ Kitchen/breakfast room ■ Gym with steam room and shower ■ Two guest cloakrooms ■ Utility room
- Three terraces ■ Two Balconies ■ Patio ■ Access to communal garden
- Passenger lift

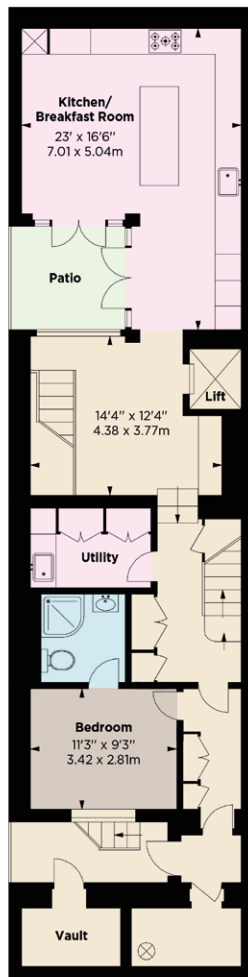
SPECIFICATION

- Design by FT Architects and 1508 London ■ Gira remote Home System
- Tindall security and CCTV ■ Five person 'Superflight' passenger lift
- Dumb waiter ■ Gaggenau kitchen appliances
- KNX programmable lighting system
- Air-conditioning throughout

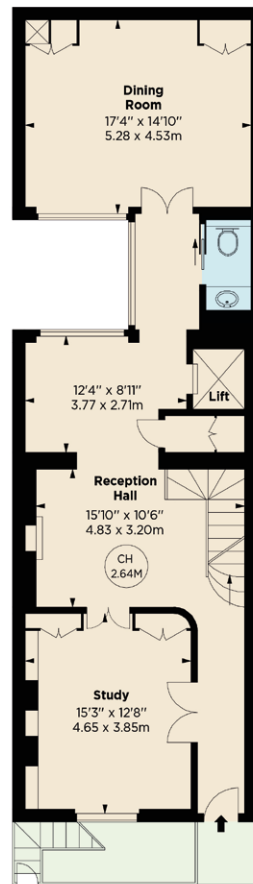




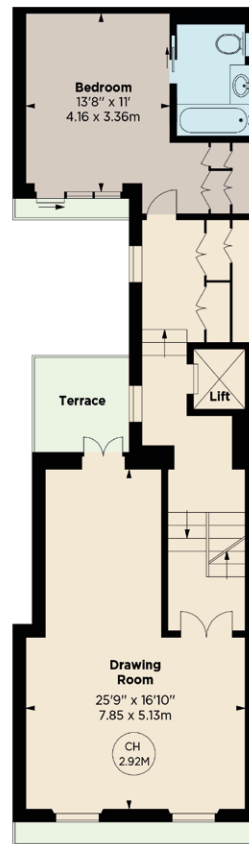
BASEMENT



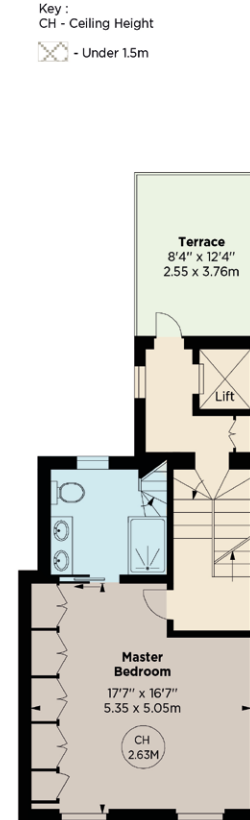
LOWER GROUND FLOOR



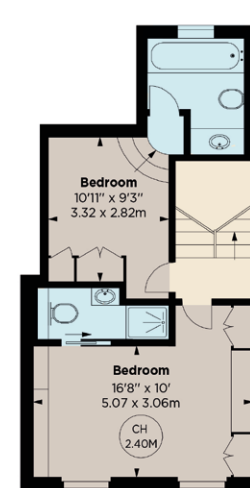
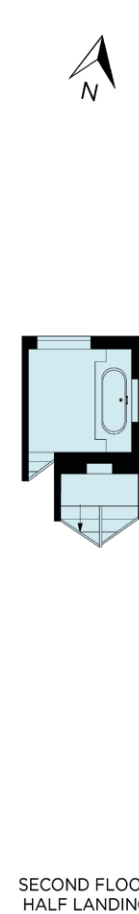
GROUND FLOOR



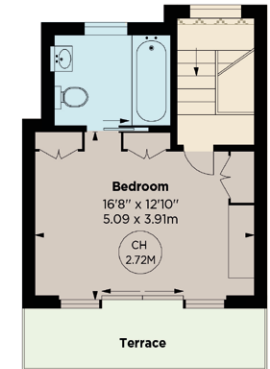
FIRST FLOOR



SECOND FLOOR



THIRD FLOOR



FOURTH FLOOR

Key :
CH - Ceiling Height
X - Under 1.5m



APPROX. GROSS INTERNAL AREA *

5,279 Sq Ft - 490.69 Sq M

VAULT

37 Sq Ft - 3.46 Sq M

TOTAL

5,317 Sq Ft - 494.15 Sq M

This floorplan is for GUIDANCE ONLY
and NOT FOR VALUATION purposes.

* 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.



TERMS
Tenure: Freehold
Price: On Application

NVP
NICOLAS VAN PATRICK
INCORPORATING
HOBART SLATER

6-8 MONTPELIER STREET,
LONDON SW7 1EZ
SALES | +44 (0)20 7581 8277
LETTINGS | +44 (0)20 7590 1200
info@nicolasvanpatrick.com
www.nicolasvanpatrick.com



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.