



South Lodge, 245 Knightsbridge,  
, SW7

£925 Per Week,

NAPIER WATT

T: 0207 935 0011  
E: [enquiries@napierwatt.co.uk](mailto:enquiries@napierwatt.co.uk)  
W: [napierwatt.co.uk](http://napierwatt.co.uk)

35 Berkeley Square, Mayfair, London, W1J 5BF







## Description

Lateral, ground floor, two-bedroom apartment in this sought-after development in the heart of Knightsbridge. The building benefits from 24-hour porter and is across the road from the green spaces of Hyde Park. The apartment itself has been refurbished recently and comprises a modern fitted kitchen, marble bathroom, two double bedrooms, guest cloakroom and a spacious living room. The property has wooden flooring throughout and is offered on an unfurnished basis.

2 Bedrooms : 1 Bathroom : Guest WC : 24-Hour Porter : Westminster Council Tax Band F : EPC Rating C

## Key Features

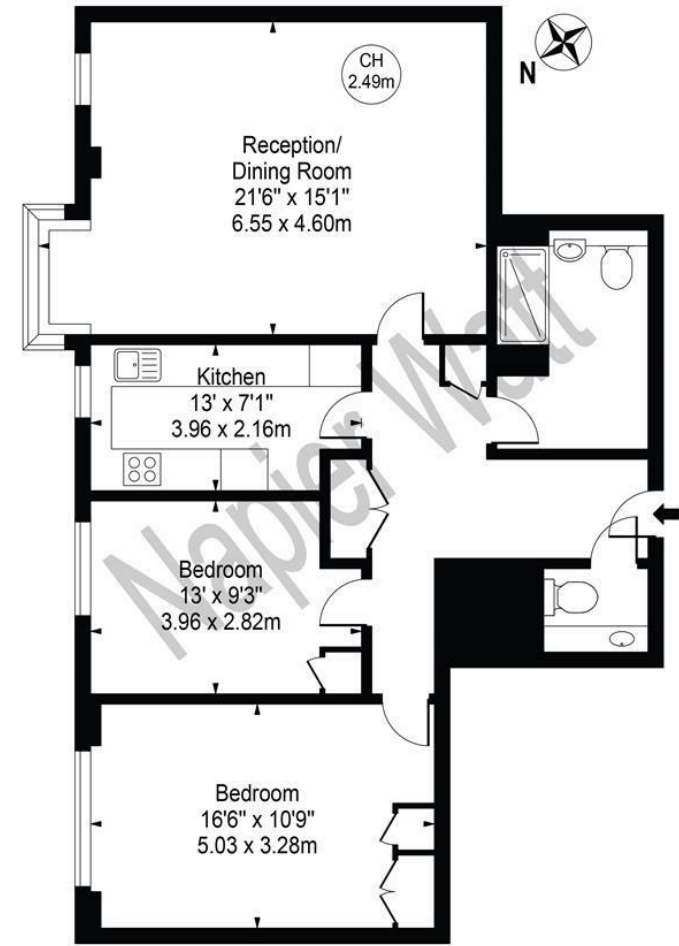
- 24-HOUR PORTER
- ACROSS THE ROAD FROM HYDE PARK
- RECENTLY REFURBISHED
- WOODEN FLOORING THROUGHOUT
- MARBLE BATHROOM

## Terms

Fees & Charges: Tenancies exceeding £100,000 Per annum £480 inc VAT, Tenancies where a company is a tenant £480 Inc VAT.

## South Lodge

Approx. Gross Internal Area 936 Sq Ft - 86.96 Sq M



## Ground Floor

For Illustration Purposes Only - Not To Scale

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.

IMPORTANT: We would inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.