



## **RUSSELL SIMPSON**

Magnificent four/five-bedroom  
house in a charming Chelsea garden  
square

CHELSEA PARK GARDENS  
CHELSEA SW3

# Chelsea Park Gardens

£12,950,000

BEDROOMS 4-5	INTERNAL 4,500 SQ FT	OUTDOOR 336 SQ FT	COUNCIL TAX RBKC, H
BATHROOMS 5	418 SQM	EPC E	TENURE Freehold

# The Property

Recently refurbished Arts and Crafts house with wide and bright contemporary interiors



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img 1

Entrance

img 2

Drawing Room





## Indoor Spaces

Entering the house on the ground floor, a well-proportioned front hall connects the main living areas. On one side is a generous open-plan kitchen with central island and breakfast bar, as well as formal and informal dining areas. On the other side is a reception room with high ceilings and large windows looking out over the garden square. This floor also contains a welcome area beside the front door with seating, storage space and a guest WC. Finally, at the end of the hall, double French doors open onto the communal garden.

Downstairs a bedroom with ensuite bathroom and corridor wardrobe. Next door is a family room or gym, while this floor also contains a utility room, plant room and wine cellar.



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img 1

Kitchen

img 2

Dining Room



## The Bedrooms

The second floor features a generous principal bedroom suite with dressing room and well-proportioned bathroom, including both shower and free-standing bath tub. Furthermore, this floor features a home office with double French doors opening onto the rear balcony. Finally, the third floor offers three ensuite bedrooms, all of them with inbuilt storage space.

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img 1

Principal Bedroom

img 2

Bathroom







## The Design

The house has been recently refurbished in a contemporary style with air conditioning throughout. The rear rooms are south-facing, meaning the house is filled with light, while its spacious interiors are presented in excellent condition.





## Outdoor Spaces

The back door opens onto a private communal garden square. The area immediately outside is reserved for the property, with enough space for outdoor entertaining.

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img 1

Terrace

img 2

Communal Garden







## The Neighbourhood

The houses on Chelsea Park Gardens were constructed between the wars in the Arts and Crafts style. The aim was to create a sense of country living in the heart of the city, resulting in a low-build neighbourhood of spacious homes that are popular with families. These houses back onto a communal garden square, with a large lawn shared by the surrounding properties. From here, the King's Road and the Fulham Road are within walking distance. Furthermore, the neighbourhood contains many outstanding shops, restaurants and schools



# Chelsea Park Gardens, SW3

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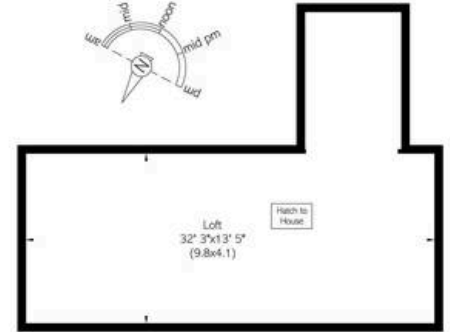
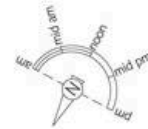
**Approximate Internal Area**  
4500 sq ft / 415 sq m

**Including limited use area and Loft**

527 sq ft / 49 sq m

**Outside Area**  
337 sq ft / 31 sq m

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, spaces, and compass bearings before making any decisions reliant upon them.



Reduced head height below 1.5m



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SIMPSON**

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