

## **RUSSELL SIMPSON**

Beautiful four-bedroom house with  
bright interiors on an attractive  
street in the heart of Chelsea

SMITH STREET  
CHELSEA SW3

Smith Street

£5,300,000

BEDROOMS 4	INTERNAL 2,476 SQ FT	OUTDOOR 382 SQ FT	COUNCIL TAX RBKC, H
BATHROOMS 3	230 SQM	EPC C	TENURE Freehold

# The Property

Family home decorated in tasteful contemporary style close to the King's Road and Sloane Square





## Indoor Spaces

Stepping into the house on the ground floor, the front doors open directly onto a well-proportioned reception room. As well as a wide window at the front of the room, bifolding French doors at the rear flood this space with light for much of the day.



## Entertaining Spaces

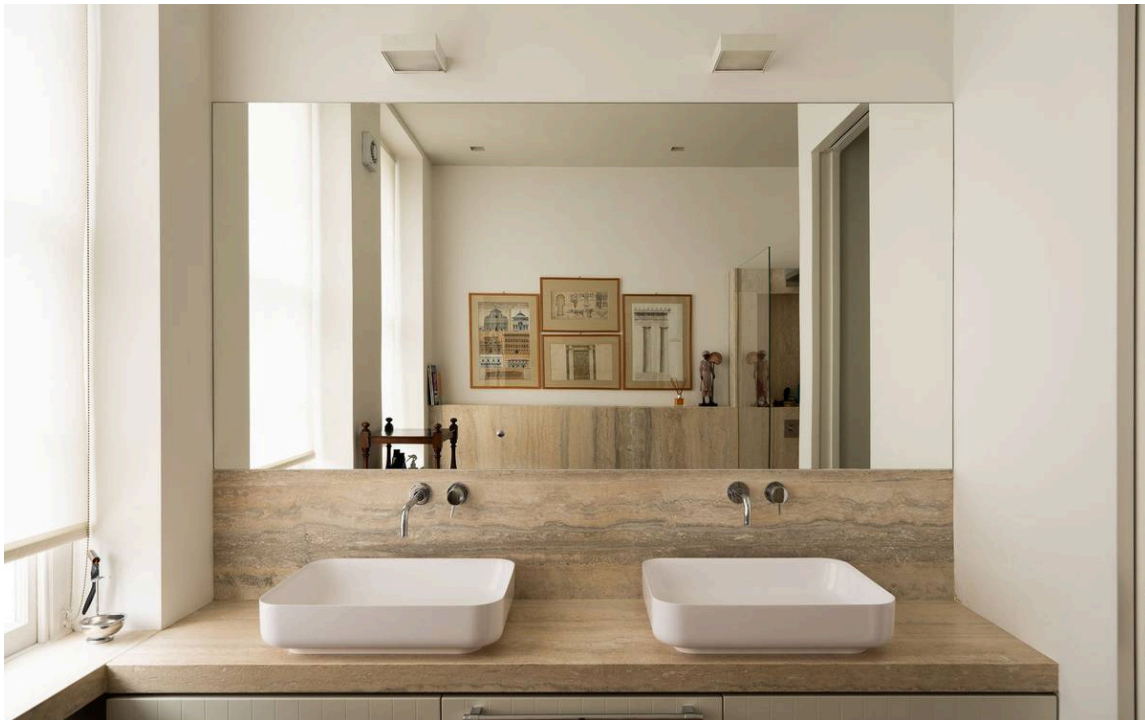
Downstairs is a second reception room with enough space for dining and seating areas. It leads through to a kitchen with fitted units and its own breakfast area, illuminated by an overhead skylight and a small patio. This floor also contains a guest WC, a utility room and separate street access.

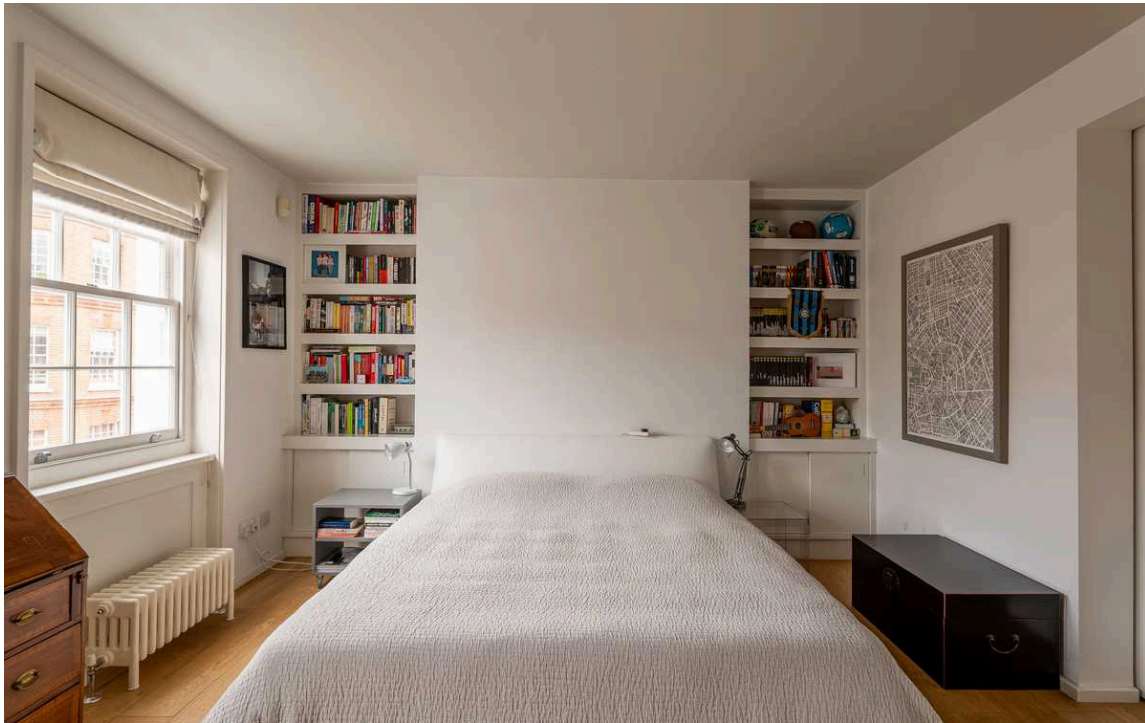




## The Principal Bedroom

The first floor features the principal bedroom with an ensuite bathroom and considerable wardrobe space. Another generous bedroom suite is found on the second floor, its spacious bathroom offering a bath and a Juliet balcony.





## Further Bedrooms

There are two more bedrooms on the third floor, sharing a bathroom.



## The Design

The house has been thoughtfully designed to maximise the sense of light and space. It is decorated in a sophisticated contemporary style and presented in very good condition. The bespoke staircase with open treads forms a special feature at the centre of the property.







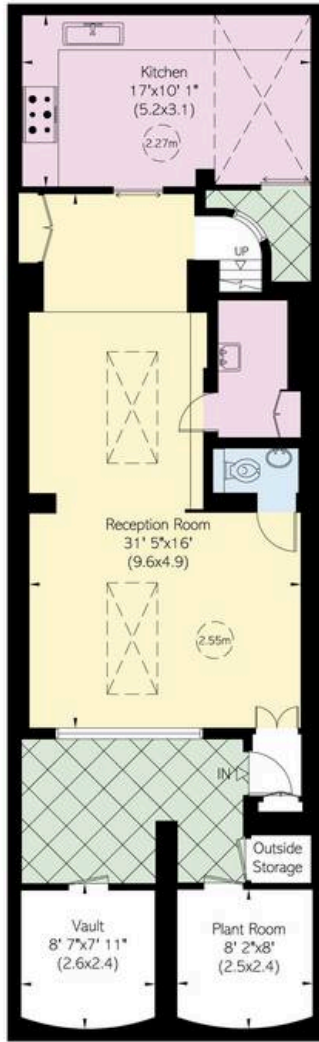
## Outdoor Spaces

The house includes a south-west facing rear terrace with wooden decking and enough space for outdoor seating. There is also a front patio with outdoor storage vaults.

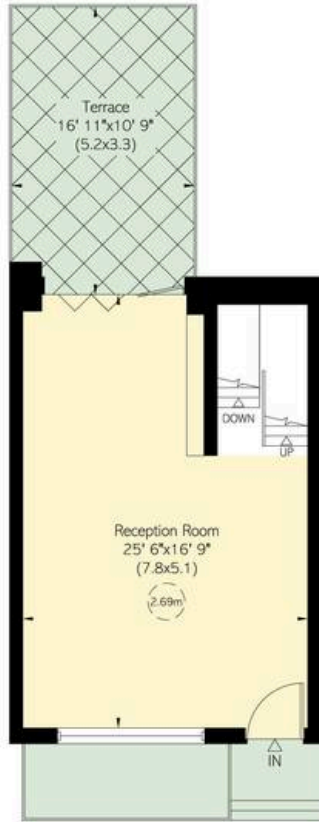


## The Neighbourhood

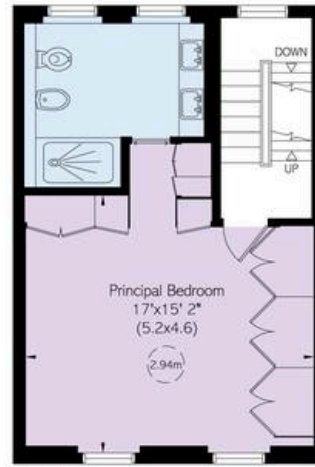
Smith Street is an attractive address in the heart of Chelsea, lined by Victorian terrace houses with white stucco bases. The restaurants and shops of the King's Road are close, while Sloane Square underground station is within walking distance. The exceptional sports facilities of Burton Court are also nearby, where residents have the right to apply for membership.



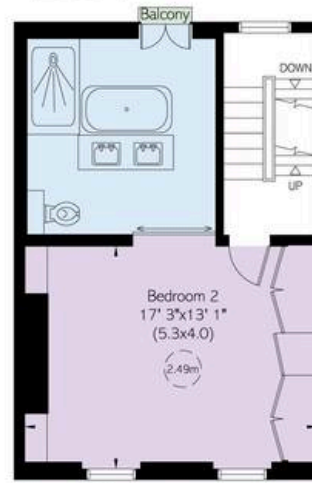
Lower Ground Floor



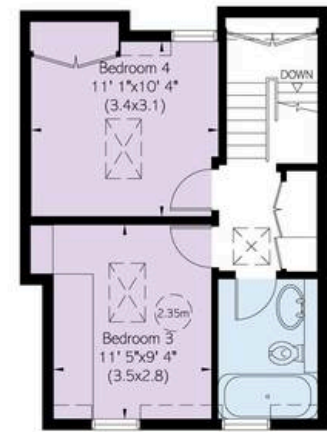
Ground Floor



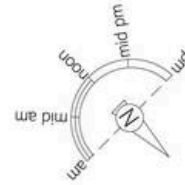
First Floor



Second Floor



Third Floor



## Smith Street, SW3

**RUSSELL SIMPSON**

**Approximate Internal Area**  
 2,476 sq ft/ 230 sq m  
**Including limited use area, vault, plant room and outside storage**  
 157 sq ft/ 15 sq m  
**Outside Area**  
 382 sq ft/ 35 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, shapes, and compass bearings before making any decisions reliant upon them.

Reduced head height below 1.5m

**RUSSELL  
SIMPSON**

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