



RUSSELL SIMPSON

Sophisticated interior designed
three-bedroom lateral flat with a
south-facing balcony close to Sloane
Square

CADOGAN COURT
CHELSEA SW3

Cadogan Court

Let

BEDROOMS 3	INTERNAL 2,458 SQ FT 228 SQM	OUTDOOR 88 SQ FT	FURNISHED STATUS Furnished
BATHROOMS 3		EPC C	COUNCIL TAX H

The Property

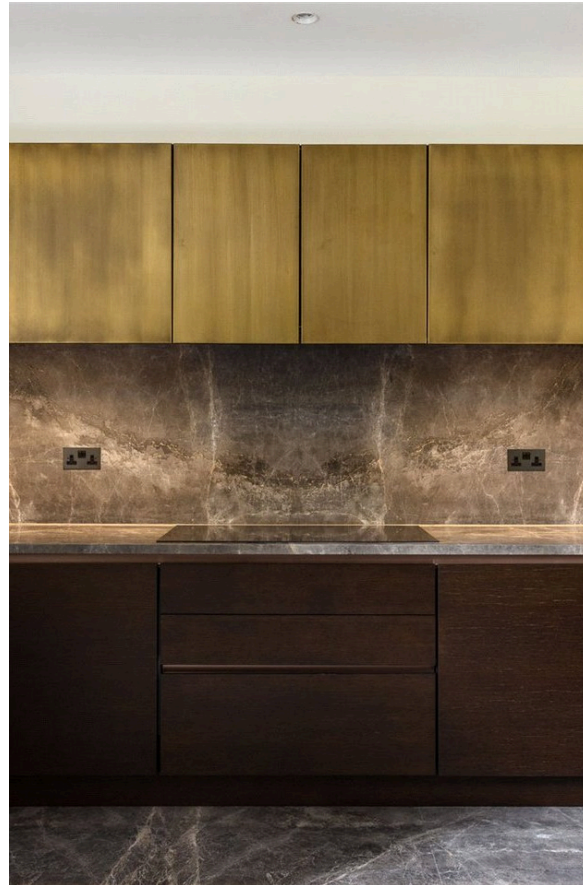
Elegant and spacious brand newly refurbished flat in a grand mansion block on a prestigious street in Chelsea

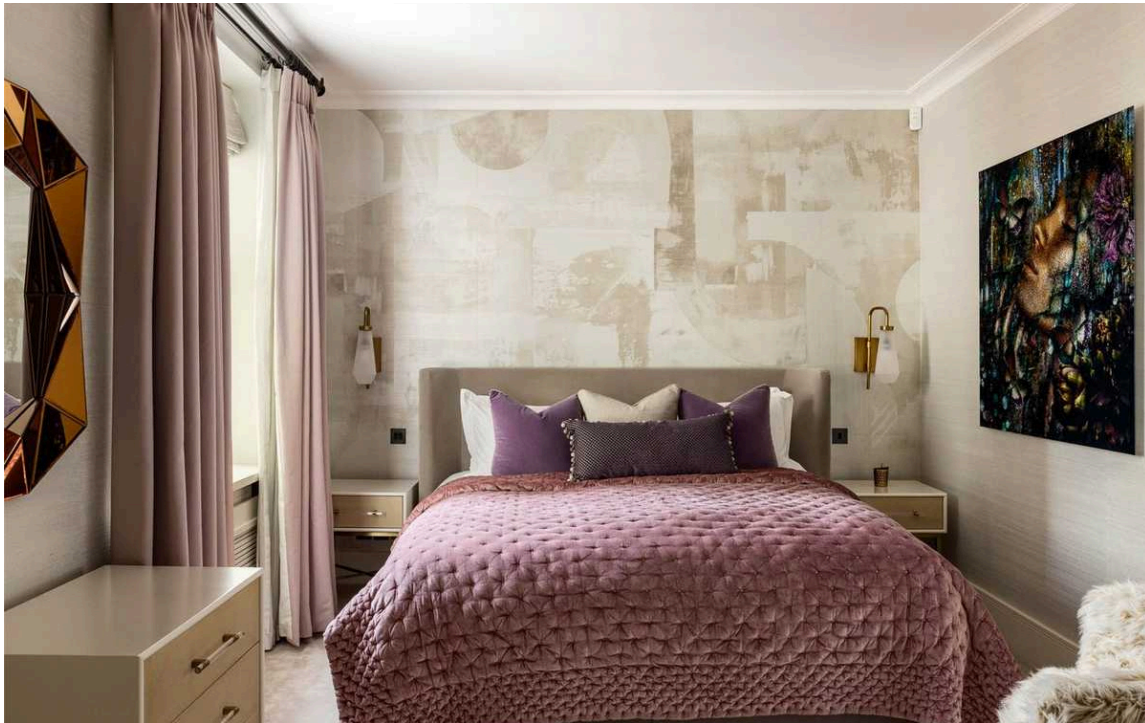
Stepping into the flat on the second floor, the entrance hall leads into a generous drawing room. This includes high ceilings and four south-facing French doors opening onto a balcony. The room flows through to a beautiful dining area, with a broad window bringing in added daylight.



Indoor Spaces

Panelled walls, wooden floors and a pair of ornate feature fireplaces add to the sense of splendour and elegance. A convenient kitchen leads off the dining area, with beautiful stone worktops and flooring. The large entrance hall also features a guest WC and a coat cupboard.





The Bedrooms

The residence offers three bedrooms, positioned on the far side of the hall. The principal bedroom suite includes a spacious bathroom with both shower and bath and benefits from the installation of air conditioning. The other two bedrooms are also ensuite.



The Design

The flat is decorated in a sophisticated style that blends classical decorative details with a contemporary finish. This results in an opulent space, beautifully maintained since a recent refurbishment and presented in superb condition.



The Neighbourhood

Cadogan Court is a grand red-brick mansion block built in the late nineteenth century. It includes both porter and lift.

The flat is located on the prestigious street of Draycott Avenue. From here, Sloane Square underground station is a short walk away, along with the village-like collection of independent boutiques and artisanal food shops on Pavilion Road. Finally, the many excellent restaurants and shops of Chelsea are within easy reach.

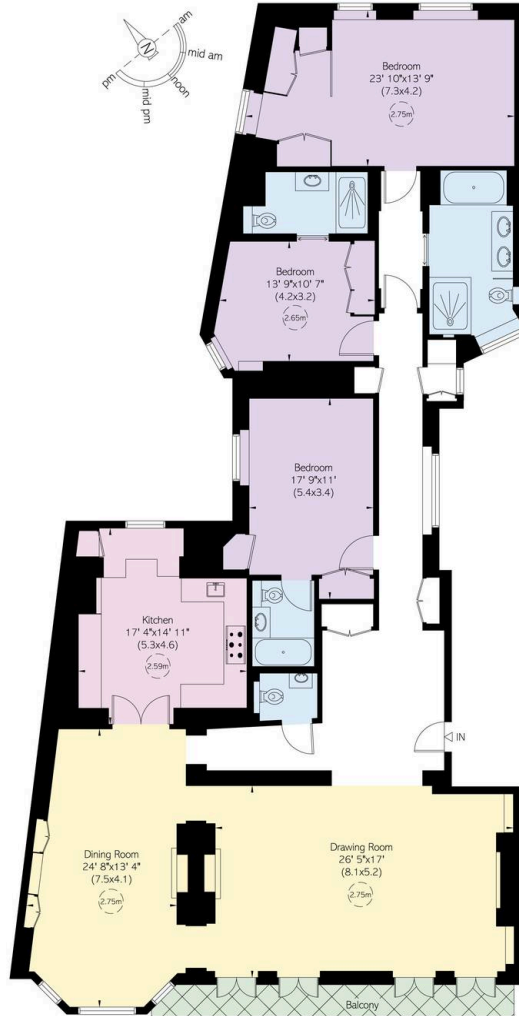
Cadogan Court,
Draycott Avenue, SW₃

**RUSSELL
SIMPSON**

Approximate Internal Area
2,458 sq ft/ 228 sq m

Outside Area
89 sq ft/ 8 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, fixtures, and compass bearings before making any decisions reliant upon them.



Second Floor

**RUSSELL
SIMPSON**

Contact Us

+44 (0) 20 7225 0277

151A Sydney Street
London
SW3 6NT

chelsea@russellsimpson.co.uk

In accordance with the Property Mis-Description Act 1991, the following details have been prepared in good faith, and are not intended to constitute part of an offer or contract. Any information contained herein (whether in the text, plans or photographs) is given in good faith but should not be relied upon as being a statement of representation of fact. Nothing in these Particulars shall be deemed to be a statement that the property is in good condition or otherwise nor that any services or facilities are in good working order. Any measurements of distances referred to herein are approximate only. October 2021