



RUSSELL SIMPSON

Wonderful two bedroom apartment
with lift and porter

PIER HOUSE
CHELSEA SW3

Pier House

Let

BEDROOMS 2	INTERNAL 825 _{SQ FT}	OUTDOOR —	FURNISHED STATUS Furnished
BATHROOMS 2	76 _{SQM}	EPC C	COUNCIL TAX RBKC, G

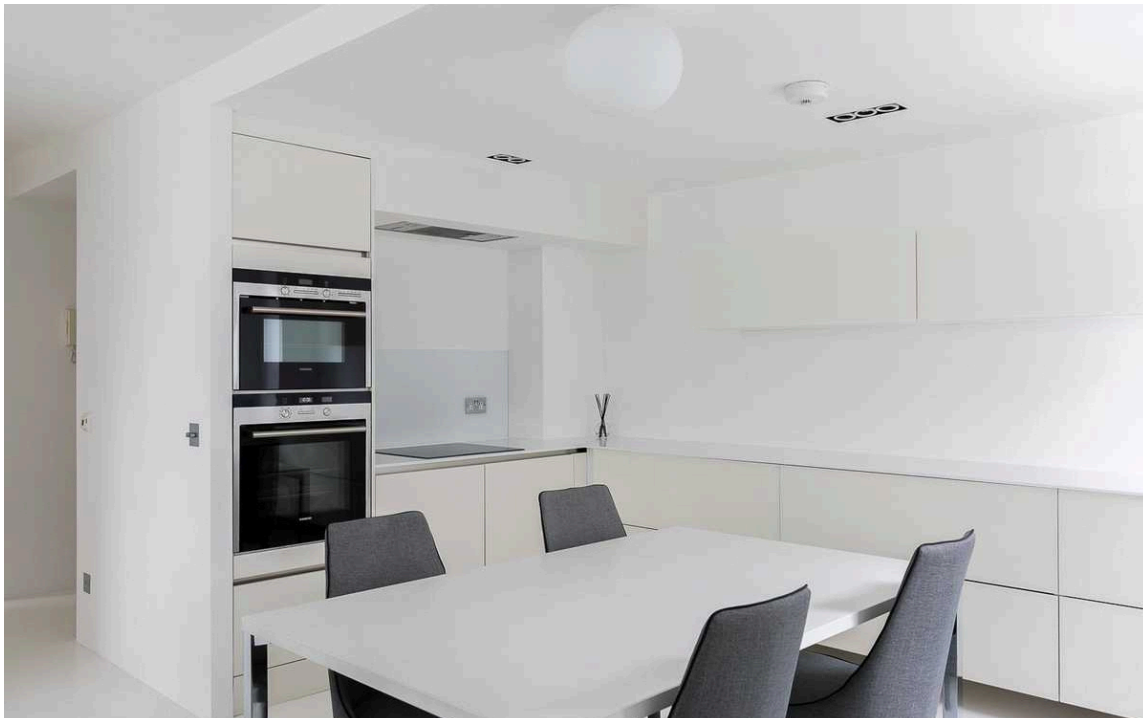


The Property

This is a light, secure, well maintained, 24 hour portered building with underground parking and a separate store room, within easy walking distance, over Albert Bridge, to Battersea Park as well as good transport and an abundance of excellent shops, restaurants, coffee houses and entertainment in the King's Road.

Set on the second floor, at the back of the building, with a restful view of leafy trees and interesting buildings in the distance, this apartment has been renovated with the utmost care and attention to detail. The Master bedroom suite includes an en-suite bathroom which is preceded by a dressing area. A second bedroom and shower room can be used for guests.

Available in May 2023 on a furnished basis. Parking available by separate negotiation.





The Neighbourhood

Built in the 1970s, this iconic building stands on the corner of Cheyne Walk and Oakley Street.

38 Pier House, 31 Cheyne Walk SW3.

Gross internal area (approx.)

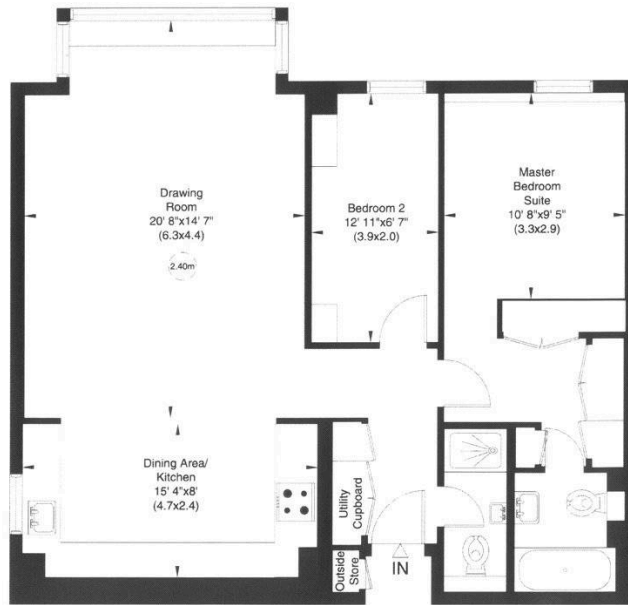
77 Sq m (825 Sq ft) Including Outside Store

76 Sq m (822 Sq ft) Excluding Outside Store

For Identification only, Not to Scale



Floor Plan by **capital group** 020 8671 7722



Second Floor

Not to scale, for guidance only and must not be relied upon as a statement of fact. All measurements and areas are approximate only (and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice).

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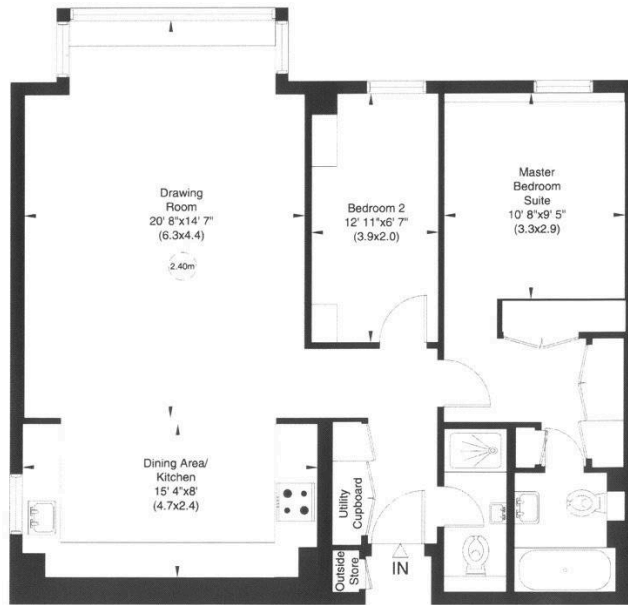
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**RUSSELL
SIMPSON**

Contact Us

+44 (0) 20 7225 0277

Contact us

info@russellsimpson.co.uk

Sydney Street

+44 (0) 20 7225 0277

151A Sydney Street

London

SW3 6NT

chelsea@russellsimpson.co.uk

Kensington Square

+44 (0) 20 3761 9691

13 Kensington Square

London

W8 5HD

kensington@russellsimpson.co.uk