

# ROKSTONE



## Warwick Square, Pimlico SW1V

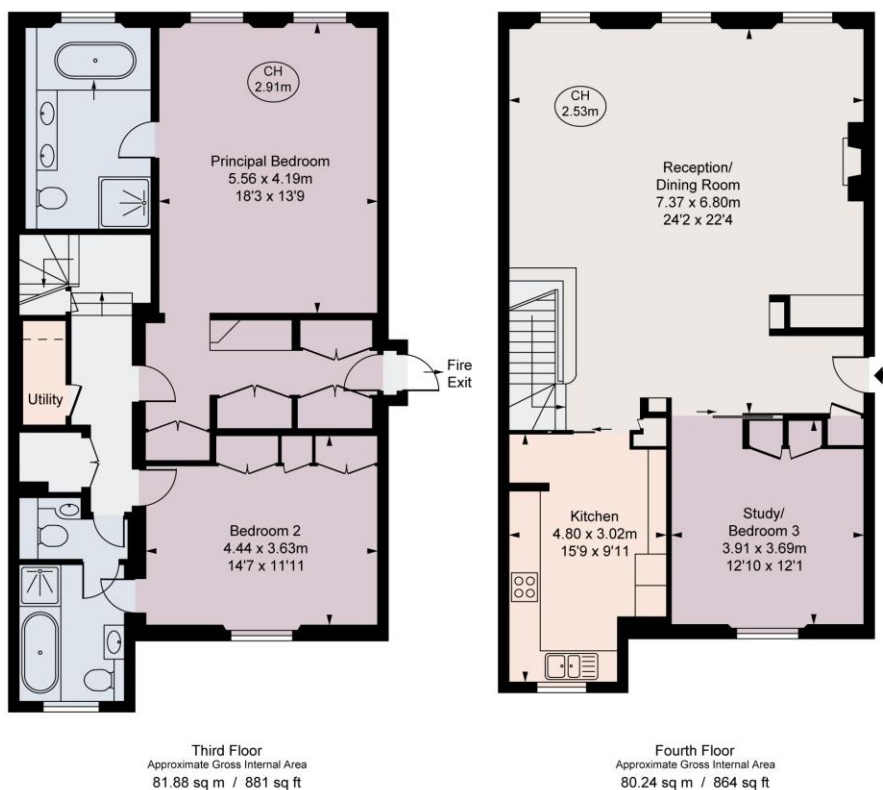
This split-level three-bedroom property is situated in a stucco-fronted building and offers stunning views of Warwick Square Gardens. It has been tastefully refurbished and offers a range of attractive features. The property includes a spacious reception room that provides ample space for both living and dining areas. Additionally, there is a separate modern kitchen, equipped with all the necessary appliances and fittings. One of the double bedrooms can be utilised as an office space or a playroom, depending on your needs and preferences. The principal bedroom is particularly impressive, featuring a dressing area and a generously sized en suite bathroom. The en suite bathroom is complete with a roll-top bath and a separate shower, providing a luxurious bathing experience. There is also a second double bedroom with its own en suite bathroom, offering convenience and privacy. Furthermore, the property

**Price £2,775,000**

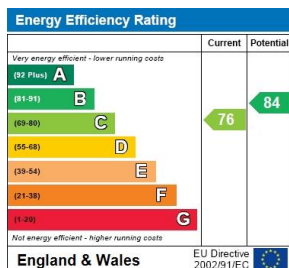


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Warwick Square, SW1V  
Approximate Gross Internal Area  
**162.13 sq m / 1,745 sq ft**  
( Including restricted height  
under 1.5m = = = = = )  
( CH = Ceiling Heights )



This plan is not to scale. It is for guidance and not for valuation purposes.  
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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## Terms

Local Authority: Westminster City Council  
Tenure: Share of Freehold  
Lease: 970  
Service Charge: £7,100PA  
Ground Rent: £0PA