



RUSSELL SIMPSON

A beautifully renovated Georgian
townhouse with a fabulous 47ft
landscaped garden

PARK WALK
CHELSEA SW10

Park Walk

£6,500,000

BEDROOMS 4	INTERNAL 2,691 SQ FT 250 SQM	OUTDOOR 1,033 SQ FT	COUNCIL TAX RBKC, H
BATHROOMS 2		EPC D	TENURE Freehold



The Property

This exceptional home has been sensitively renovated throughout celebrating the exquisite original proportions and features with the modern additions of the remarkable games and cinema room

The ground floor of the house has a generous double reception room, with French doors opening onto a rear terrace that overlooks the private and highly designed garden with a studio office. Meanwhile, the lower ground floor features a spacious open-plan kitchen with a dining area and beautifully designed kitchen, seamlessly flowing into the garden.

A patio, leading from the kitchen, gives access to the rear extension, which can equally be reached from the ground-floor staircase. An expansive and impressive lower-level entertaining/ living space is both bright and airy, boasting dimensions of 33ft x 14ft (with 2.8m ceiling heights).

The first floor is occupied by a principal bedroom with a well-proportioned ensuite bathroom, a Juliette balcony with garden views, alongside a home office or bedroom 5 on the half-landing. The second floor offers two generous double bedrooms with a shared bathroom and a further bedroom on the half-landing.

The house itself extends to 2,691 square feet with extensive and well-defined living areas, as well as flexible bedroom accommodation. It has also been newly redecorated in a sensitive and sophisticated style.

The house includes a fabulous 47ft landscaped garden with a standalone studio at the far end that could also be used as a home office. There is also a front garden giving added separation from the street and a fantastic sense of arrival.



img 1

Kitchen

img 2

Garden

The Neighbourhood

Park Walk is a picturesque and quiet address moments from the Fulham Road and Kings Road. It is extremely well-located for a wealth of local amenities, from boutique shops, gourmet restaurants, superb schools, and fantastic transport links.



**RUSSELL
SIMPSON**

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