



## **RUSSELL SIMPSON**

Newly renovated mews house with  
south-facing balcony and off-street  
parking to rent

EGERTON GARDENS MEWS  
KNIGHTSBRIDGE SW3

# Egerton Gardens Mews

Let

BEDROOMS 2	INTERNAL  1,737 SQ FT  161 SQM	OUTDOOR  127 SQ FT	FURNISHED STATUS  Furnished
BATHROOMS 2		EPC  E	COUNCIL TAX  RBKC, H

# The Property

Tasteful two bedroom mews house with immaculate interiors and beautiful garden views

Entering the house on the ground floor, the front hall leads through to a bedroom with an ensuite bathroom. This level also contains a guest WC and access to the garage.

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img 1

Kitchen

img 2

Reception Room





## The Bedrooms

The first floor is entirely occupied by the principal bedroom suite, including a bedroom, a bathroom, a walk-in wardrobe and a well-proportioned bathroom.

The second floor offers a generous reception room with enough space for separate dining and seating areas. This room communicates with the fitted kitchen, while sliding French doors open out onto the south-facing balcony, bringing in light throughout the day.

img 1

Principal Bedroom

img 2

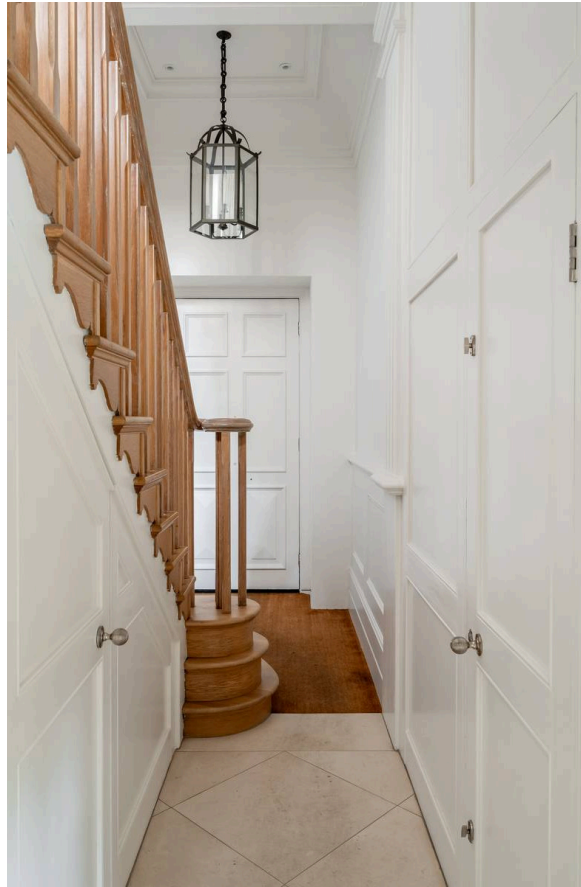
Double Bedroom





## The Design

The house has been newly renovated and is presented in excellent condition. The rooms are decorated in a modern and sophisticated style to create bright, elegant spaces.





## Outdoor Spaces

The property includes a south-facing balcony with enough space for outdoor seating and views over Egerton Gardens.



## The Neighbourhood

Egerton Gardens Mews is a characterful street originally used as coach house accommodation for the Brompton Road. Its houses have facades of exposed and painted brickwork, with a mix of mansard and gable roofs. The street is exceptionally well-positioned, with South Kensington underground station a short walk away and Knightsbridge station also close. Meanwhile, the neighbourhood's many restaurants and shops are within easy reach, along with the open spaces of Hyde Park and Kensington Gardens.

# Egerton Gardens Mews, SW3

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## Approximate Internal Area

1,737 sq ft/ 161 sq m

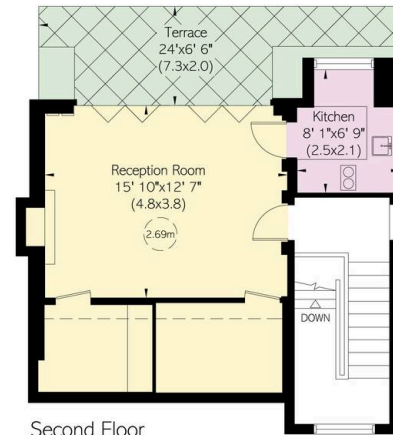
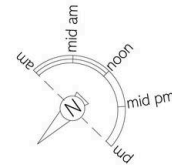
## Including limited use area

76 sq ft/ 7 sq m

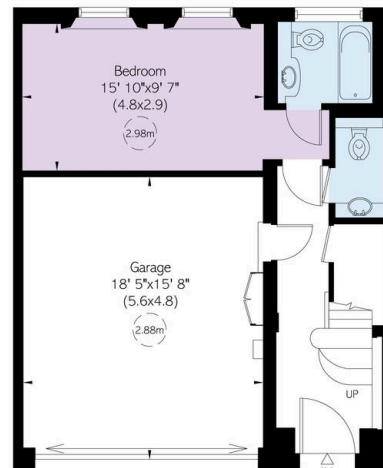
## Outside Area

127 sq ft/ 12 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.



Second Floor



Ground Floor



First Floor



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SIMPSON**

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