



WARWICK WAY, PIMLICO, SW1V
£645,000

Carter Jonas

WARWICK WAY, PIMLICO, SW1V

Brand new to the market and available to view now. A two bedroom, two bathroom lower ground floor flat that would make a super central London base in the heart of Pimlico. EPC rating: D

This residential period conversion is situated on the western end of Warwick Way, a short walk away from the extensive local amenities of Pimlico as well as easy access to Belgravia and Victoria.

Reception, kitchen, 2 bedrooms, bathroom, shower room.

Leasehold: c.139 years remaining

Service charge: waiting for current information from managing agent

Ground rent: Peppercorn

Westminster City Council

Council tax band: E

For the latest information on broadband and mobile coverage, please visit the Ofcom website <https://checker.ofcom.org.uk/eng/broadband-coverage> for the most up-to-date details.

For eligibility for resident parking permits, please refer to the Westminster council website <https://www.westminster.gov.uk/parking> for further details.

Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92-)	A
(81-91)	B
(69-80)	C
(55-68)	D
(39-54)	E
(21-38)	F
(1-20)	G
Not energy efficient - higher running costs	
67	79

England, Scotland & Wales EU Directive 2002/91/EC

TENURE Leasehold

LOCAL AUTHORITY Westminster City Council

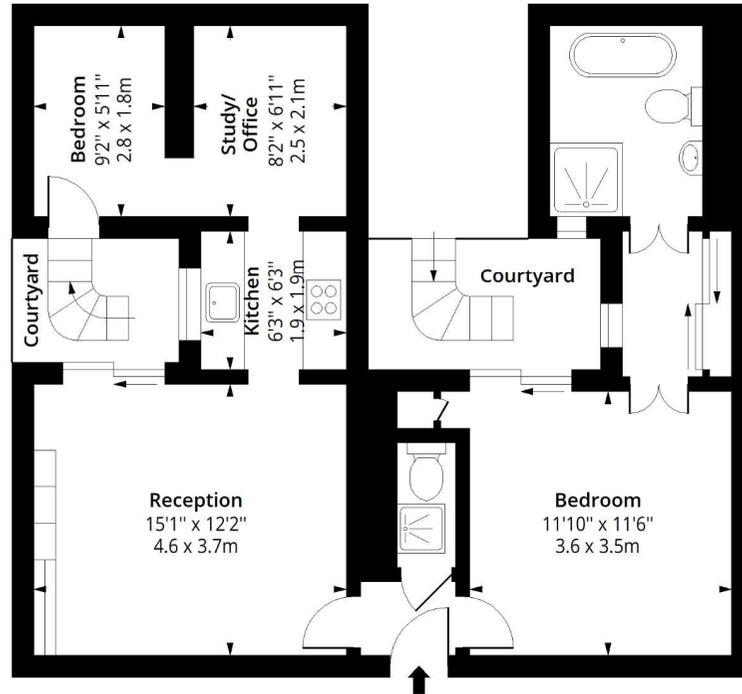
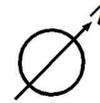
EPC BAND D





Warwick Way, SW1V

Approx. Gross Internal Area 643 Sq Ft - 59.73 Sq M
Approx. Gross Courtyard Area 104 Sq Ft - 9.66 Sq M



Lower Ground Floor

Floor Area 643 Sq Ft - 59.73 Sq M



Measured according to RICS IPMS2. Floor plan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floor plan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. 1 sq m = 10.76 sq feet.

lpaplus.com

Date: 29/10/2024

Kensington & Chelsea 020 7584 7020

chelsea@carterjonas.co.uk
25-27 Harrington Road, London, SW7 3EU

carterjonas.co.uk
Offices throughout the UK

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