



Princes Court, 88 Brompton Road  
London, SW3



*Beyond your expectations*

# A classically presented three bedroom apartment

Hamptons International

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[www.hamptons.co.uk](http://www.hamptons.co.uk)

Leasehold | Reception Room/Dining Area | Kitchen | Three Bedrooms | Two En-Suite Bathrooms | A Further Shower Room | Balcony | Porter | Lift

**Asking Price £2,200,000 Leasehold**

## Description

An attractively presented and very well proportioned three bedroom apartment is located on the sixth floor of this popular purpose-built apartment block opposite Harrods. The property benefits from a spacious reception room/dining area, a separate kitchen and three bedrooms with two en-suite bathrooms and a further shower room.

## Location

Princes Court is a very well positioned and popular post war apartment building, with portage and two lifts. Situated in the very heart of Knightsbridge, directly opposite Harrods, the property is ideally situated for a world class selection of shops, restaurants and amenities of Knightsbridge as well as the open spaces of Hyde Park.

## Additional Information

Local Authority: City of Westminster

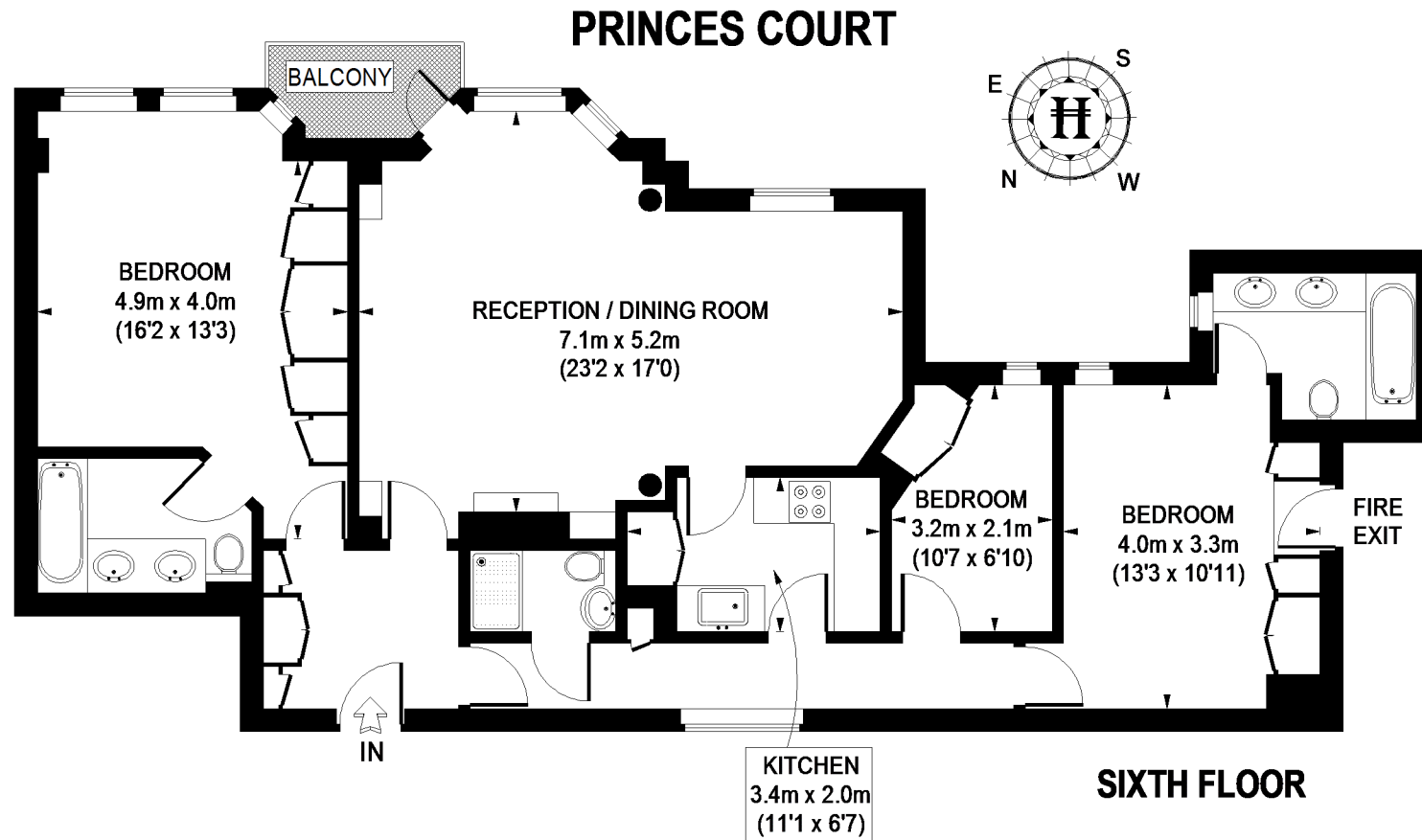
Council Tax: Band G

Tenure: Leasehold (Approx. 170 years remaining)

Service charge: £9500 per annum



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
	71	83
England, Scotland & Wales	EU Directive 2002/91/EC	



**APPROXIMATE GROSS INTERNAL AREA**  
1128 SQ. FT. (104.8 SQ. M.)

This plan is for layout guidance only. Not drawn to scale unless stated. Windows & door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes & compass bearings before making any decisions reliant upon them. Please be advised that Hamptons International / our agents have not seen or reviewed any building regulations or planning permission in relation to works carried out to the property. (ID120521)

**FOR CLARIFICATION** We wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. We have not carried out a detailed survey, nor tested the services, appliances and specific fittings. Room sizes are approximate and rounded: they are taken between internal wall surfaces and therefore include cupboards/shelves, etc. Accordingly, they should not be relied upon for carpets and furnishings. Formal notice is also given that all fixtures and fittings, carpeting, curtains/blinds and kitchen equipment, whether fitted or not, are deemed removable by the vendor unless specifically itemised within these particulars.



