

EATON SQUARE LIVING



GROSVENOR

75 EATON SQUARE

This two bedroom apartment is situated on the prestigious Eaton Square in the heart of Belgravia.



Situated in this grand **Eaton Square** building this two bedroom apartment had been designed to retain a host of classical features.



The apartment has a kitchen / utility area, large reception room, spacious hallway / dining area, two double bedrooms, a bathroom and a guest cloakroom. The property is located on the North Side of Eaton Square with garden views.

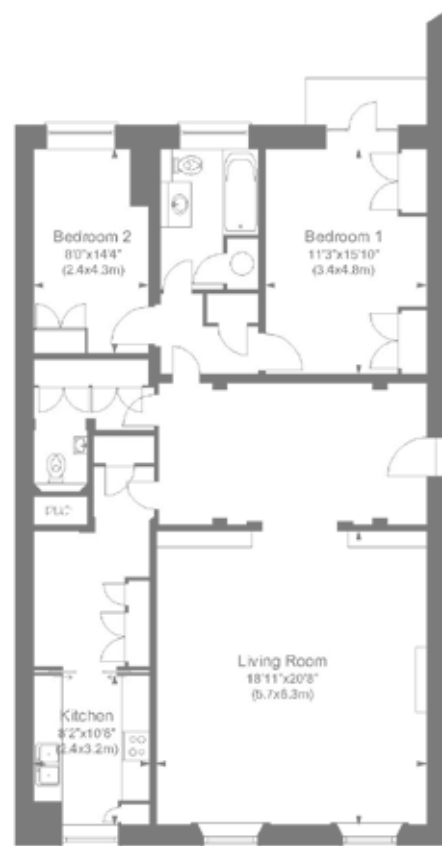
Eaton square lies in the heart of exclusive Belgravia. Arranged around six private gardens, reserved for exclusive use by residents. The south central garden contains an all weather tennis court and another is reserved for dog walking.



GROSVENOR

Amenities & local area

Belgravia is London's most elegant and sought after location. Home to the most exclusive retailers and residences, which compliment the grandeur of the Georgian architecture. Bordered by Sloane Street, The King's Road, Buckingham Palace, Pimlico Road, Green and Hyde Parks, this superb location is a treasure trove of, discrete squares, formal gardens and an eclectic mix of designer shops and Michelin starred restaurants.



THIRD FLOOR

Terms

Price on Application.

Floor area

Approximate floor area: 1302 sq ft, 121 sq m

Grosvenor service

As one of our residents you will benefit from a individual property manager assigned specifically to your property and access to a 24-hour helpline with dedicated team in the Grosvenor Service Centre. As you'd expect from a landlord of 300 years' standing, responsive, highly, professional maintenance is high on our agenda. From the moment you move into your Grosvenor apartment our Service Team will help with the smallest details and the important basics. We have one aim: to give you the best possible experience of our properties and the area surrounding them.

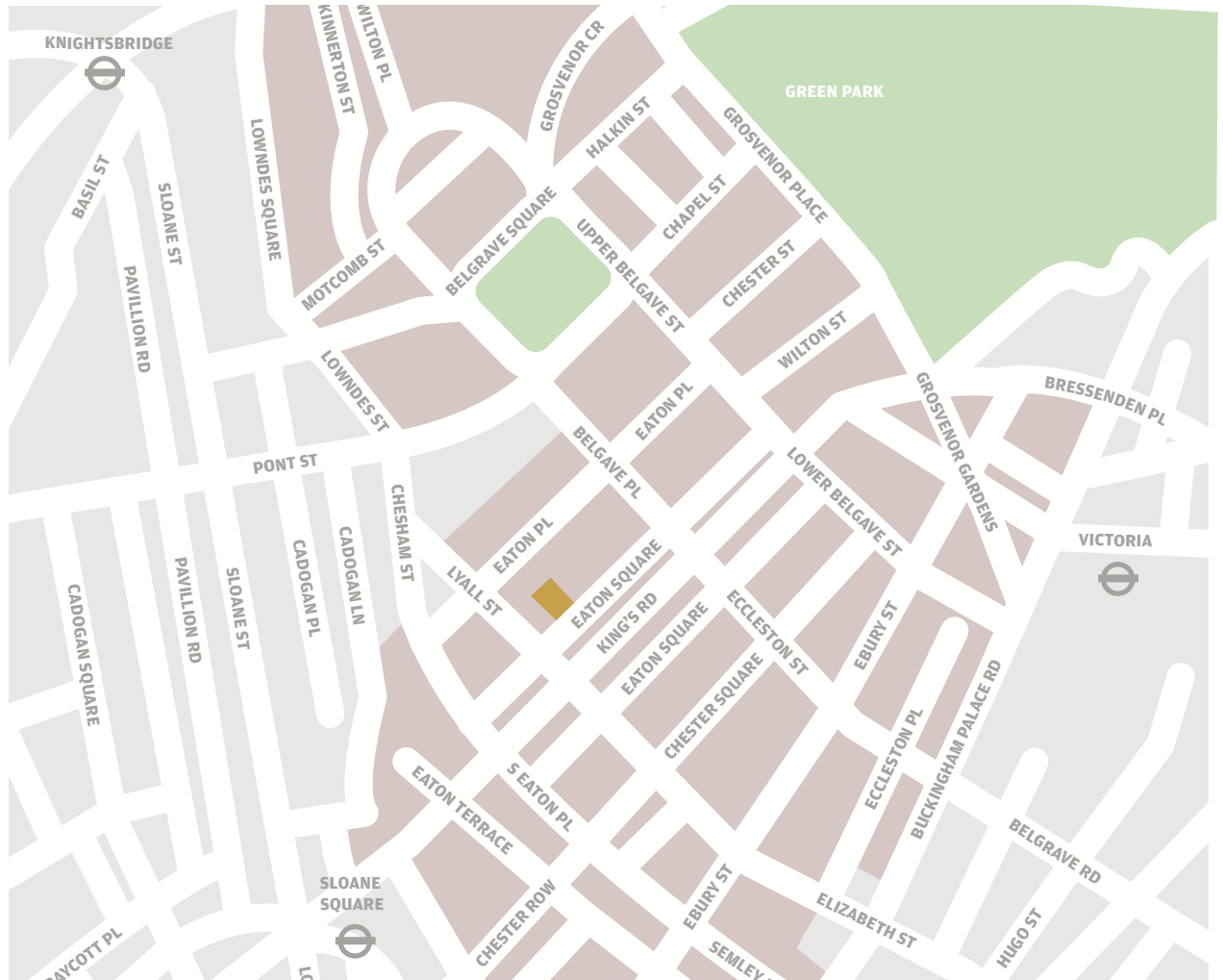
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75 EATON SQUARE, SW1W 9AW

Local transport includes underground stations of Sloane Square, Hyde Park Corner and a variety of connections from Victoria. There are also several bus routes in the surrounding area.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		56
(39-54) E	32	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Environmental Impact Rating (CO ₂)		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E	52	48
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC	

Contact

For further details or to arrange a viewing contact Residential Lettings AT THE GROSVENOR OFFICE

residential.lettings@grosvenor.com

020 7312 6449

www.grosvenorlettings.co.uk

Disclaimer

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