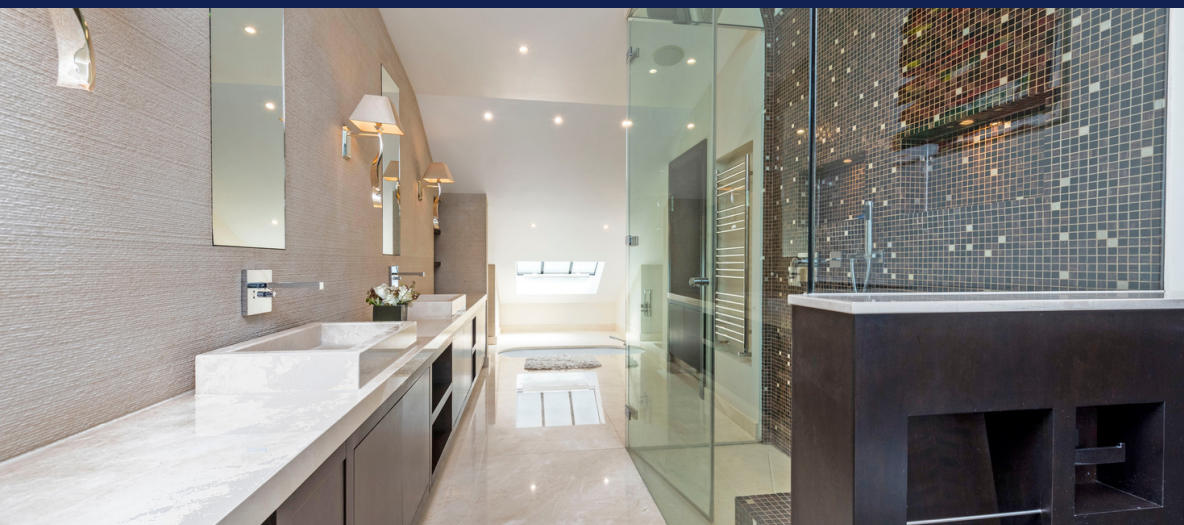




Clabon Mews, SW1X

Wellbelove
Quested
PROPERTY CONSULTANTS



Nestled within the heart of Knightsbridge, this meticulously designed 3 bedroom mews house presents a haven of style and comfort. Where city vibrancy meets serene escape, offering the best of both worlds for discerning residents seeking a truly exceptional home.

FEATURES

- Master bedroom suite
 - Fully fitted kitchen
- Second bedroom suite
 - Third bedroom suite
- Double reception room / Study
 - Garage
 - Utility room
 - Guest WC
 - Air Conditioning



The house embodies thoughtful design and luxurious living. Upon entry, a seamless transition from the spacious dining area to a modern kitchen invites culinary gatherings and socializing. Grand double doors unveil an elegant mirrored hallway, creating an open, sophisticated feel to the space.



Positioned on the lower level, two generously sized double bedrooms, each boasting ensuite bathrooms and connect to a charming and tranquil lightwell. The top floor reveals a master suite, providing a private escape complemented by a serene ensuite bathroom featuring both a sunken bath and a walk in shower.

The expansive double reception room is an entertainer's dream, Its ample space and versatile layout create the perfect setting for gatherings.

CLABON MEWS, SW1X



FLOOR PLANS

Approx. gross internal area 2392
sq ft. / 222.2 sq m (excluding void)

garage approx. gross internal area
167 sq ft. / 15.5 sq m

RENT
£3,500pw STC

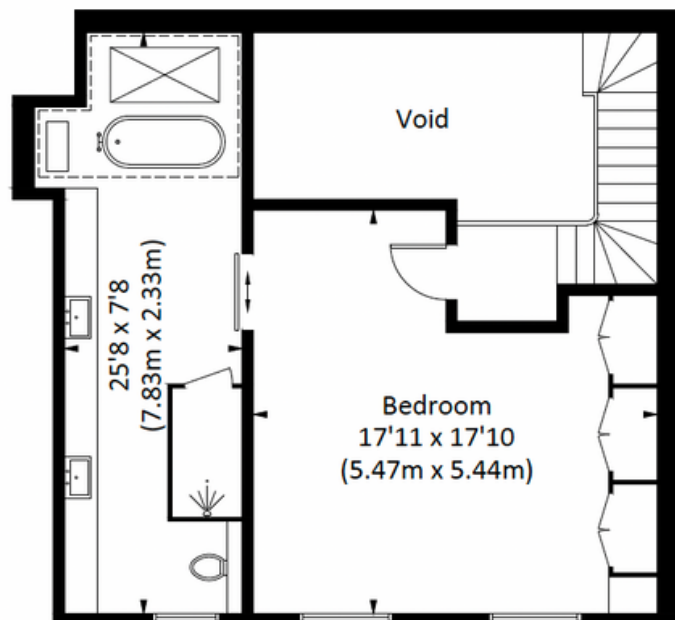
FURNISHING
Furnished

LOCAL AUTHORITY
Royal Borough of Kensington
and Chelsea

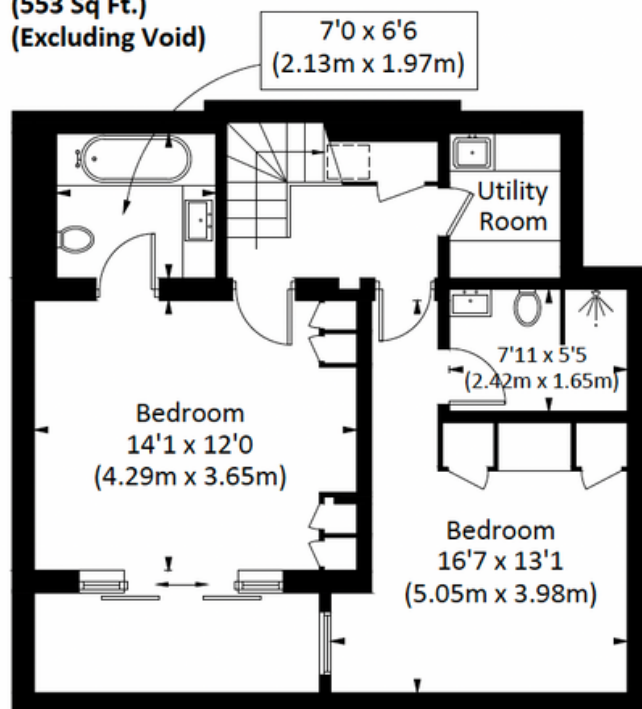
COUNCIL TAX
Band H

EPC
Rating D

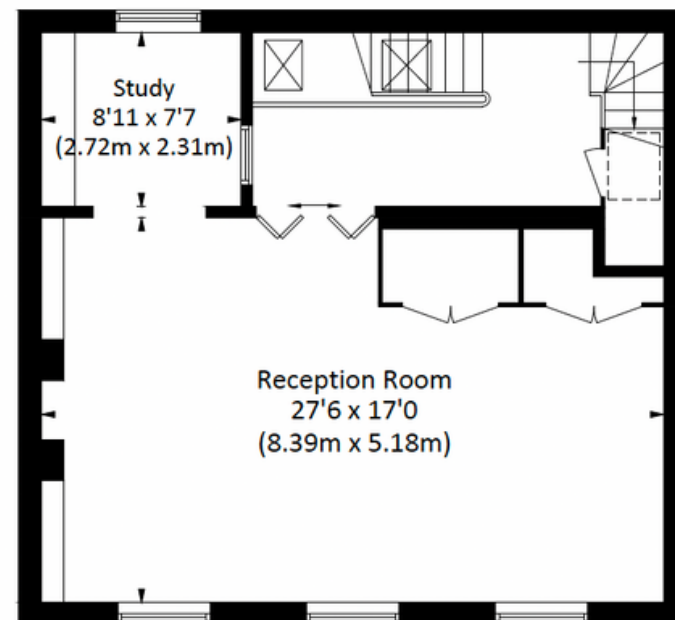
AVAILABLE
Monday 9th October 2023



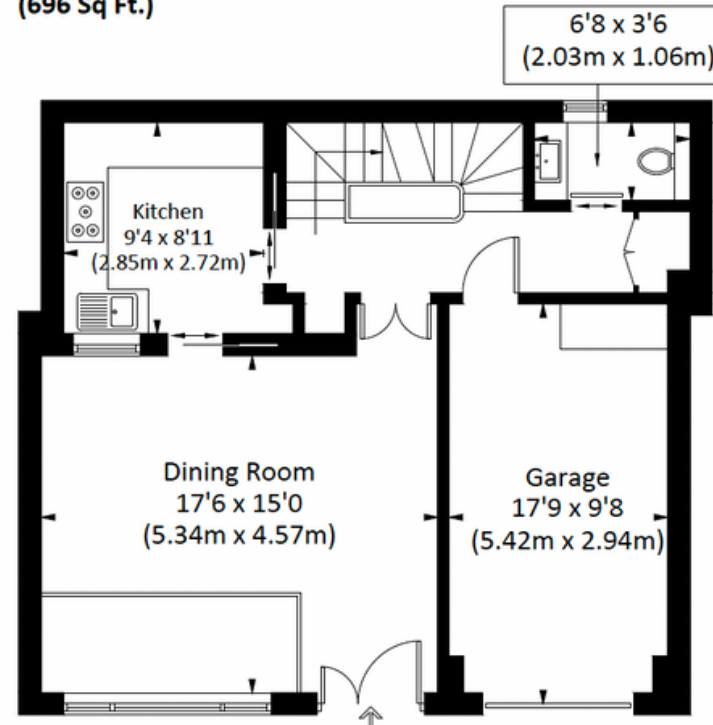
SECOND FLOOR
(553 Sq Ft.)
(Excluding Void)



LOWER GROUND FLOOR
(623 Sq Ft.)



FIRST FLOOR
(696 Sq Ft.)



GROUND FLOOR
(520 Sq Ft.)


= Reduced headroom below 1.5m / 5'0

Wellbelove
Quested
PROPERTY CONSULTANTS

lettings@wellbelove-quested.com

020 7881 0880

40 Eaton Terrace, Belgravia,
London, SW1W 8TS

 [wellbelove-quested.com](https://www.wellbelove-quested.com)

Details Prepared August 2023

These particulars have been produced as a general guide for this property only and no other purpose. They are not an offer or contract. You should not rely on statements in these particulars or by word of mouth or in writing as being factually accurate about the property, its condition or its value. Neither any primary agent or joint agent has any authority to make or give any representations or warranties in relation to the property, and accordingly any information given is entirely without responsibility on the part of the agents or lessor(s). The photographs show only certain parts of the property as they appeared at the time they were taken. Any areas, measurements and distances given are approximate only. Any reference to alterations to, or use of, any part of the property does not mean that any necessary planning, building regulations or other consent has been obtained nor have any services, equipment or facilities been tested. A lessee should satisfy themselves by inspection or otherwise. The VAT position relating to the property may change without notice. Please contact us for further information regarding the approved Client Money Protection (CMP) scheme and the property redress scheme which we are a member of.