

WHISTLER SQUARE

Chelsea Barracks • SW1



HARWOOD
ADVISORY

WE PROUDLY
INTRODUCE YOU TO
6 WHISTLER SQUARE.

Arguably, the finest property in
the prestigious Chelsea Barracks.

WHISTLER
SQUARE

Chelsea Barracks • SW1



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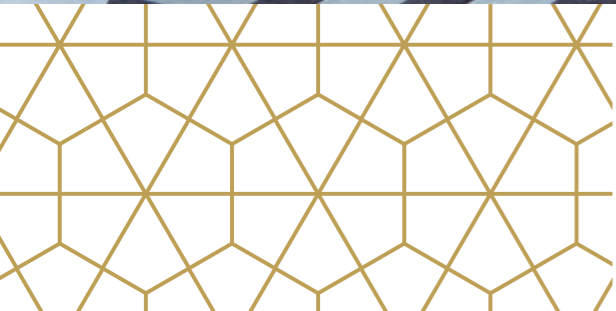
Built with the future in mind, the townhouse design applies the principles of Georgian living for modern family life, with spaces and places to make your own.

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This property is beyond extraordinary. 13,100 sq.ft.
Seven bedrooms. An exceptionally wide facade.
All six floors are immediately accessible by a private lift.

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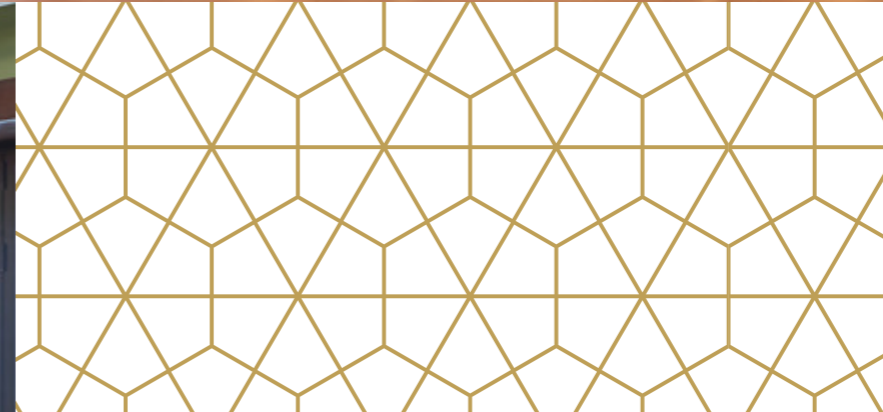

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With two private parking spaces and the best residential security in London, Chelsea Barracks sits on a 12 acre site that has grown to become one of the safest, most sought after communities in London.



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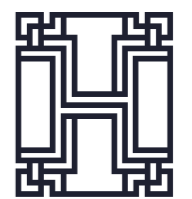
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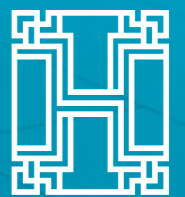
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The property benefits from a beautifully designed 11m indoor pool and gym. With the addition of The Spa - an indulgent retreat that can be reached without setting foot outside, via the lower ground floor of your home.

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With tiered terraces paved with natural stone, the private landscaped garden is a perfect play space for children, outdoor entertaining or al fresco dining.

The roof terrace, accessed via a staircase from inside the townhouse, is of generous proportions, and enveloped by a green roofing system. With Belgravia as a backdrop, the elevation allows views to the immediate surroundings of Chelsea Barracks and beyond.



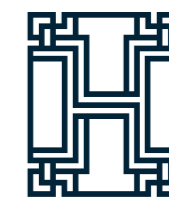
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Also reserved for the exclusive use of residents and their guests are a business suite with two 12-seat boardrooms, residents' lounge, private 16-seat cinema, games room and private function room. The Chelsea Barracks concierge team are helpfully able to handle any request 24-hours a day.



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ARRANGEMENT

Entrance hall
Family living
Family kitchen and dining
Formal reception
Formal dining
Five bedrooms
Five bathrooms
Five powder rooms
Dressing room
Study
Store rooms
AV/IT room
Passenger lift (eight persons)

EXTERNAL

Garden with pergola
Roof Terrace
Bespoke bronze-coloured
balcony to first floor

STAFF QUARTERS

Two staff bedrooms
Staff bathroom
Staff kitchen
Serveries
Laundry room
Service lift (four persons)

SPA AMENITIES

11.0m pool
Steam room
Sauna
Gym
Changing room with shower

AMENITIES

Wine room
Cinema
24-hour porter & concierge

PRIVATE GARAGE

Two car parking spaces -
(6.0 x 2.7m (19.7 x 8.8ft))
Bike storage (Lower Ground 1)

TENURE

Freehold

LOCAL AUTHORITY

Westminster

ASKING PRICE

£47,000,000

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6 Whistler Square, SW1
 Approximate Gross Internal Area
 1223 sq m/ 13,162 sq ft Including Outside Storage
 1214 sq m/ 13,067 sq ft Excluding Outside Storage
 Not to Scale, for identification only



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ENERGY EFFICIENCY RATING:

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	79 C	80 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		



For guidance only and must not be relied upon as a statement of fact. All measurements and areas are approximate only (and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice).



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