

APARTMENT 18

3 HARRINGTON GARDENS
SW7 4JJ



THE HARRINGTON COLLECTION
SOUTH KENSINGTON • SW7



APARTMENT 18

1 bedroom with terrace, third floor

This executive split-level penthouse apartment features a fabulous reception room with and open plan kitchen and dining area, high ceilings and plenty of natural light. The property also benefits from a large private south-facing roof terrace and fantastic entertaining area. Comprising nearly 1,000 sq. ft. of living space this makes for a wonderful long-term London apartment.,

Guests will enjoy a fully fitted kitchen with high end Sense appliances as well as built-in ceiling speakers, Apple AirPlay technology and high-speed fibre optic broadband. The apartment is finished with a gorgeous prime oak floor.

The apartment has dedicated house maids who provide partially serviced or fully serviced housekeeping to meet your variable needs.

Free membership to Prana Wellbeing for Pilates, yoga, personal training, massage, and nutrition comes with the apartment



Location

The property, is located within easy walking distance of Gloucester Road underground station (150m away), with many excellent shops, restaurants, museums and art galleries on the door step.

The area is residential in character and the quick bypass through Hyde Park (which is within troling distance) takes 5-10 minutes to Mayfair. Knightsbridge and Sloane Square are 5 minutes in a taxi. Alongside this, there is easy access to the Cromwell Road with direct links to the M4 and Heathrow Airport.



Specifications

Beds: One queen-size bed

Bathrooms: One bathroom

Maximum occupancy: 2

997 sq. ft.

300 sq. ft. private south-facing terrace

Widescreen TV

Blu-ray Player and amplifier

Apple TV & Full Sky TV package

Apple AirPlay and speakers in all rooms

Fiber Optic Broadband and Wifi

Fully fitted kitchen with Sense appliances

White bone china and crystal glassware

Video entry door system

24hr CCTV

In-room safe

Maid service including basic toiletries

TV licence

Council tax

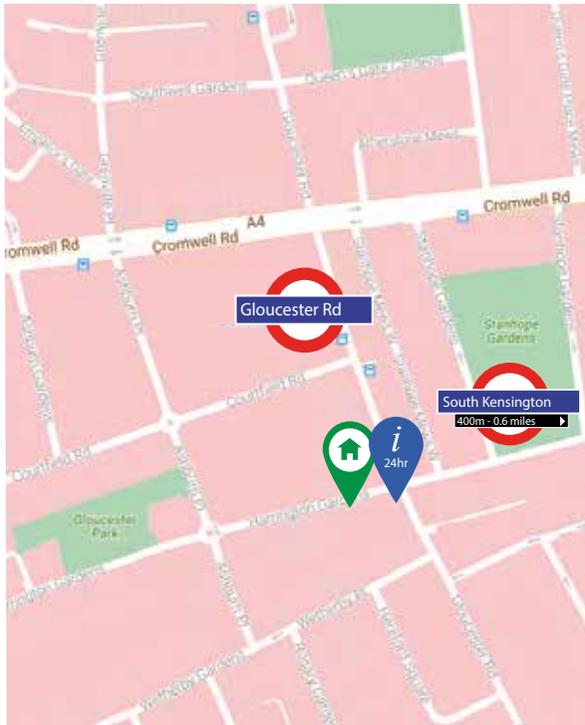
Electricity, gas and water bills

For more information or to arrange a viewing please contact:

1-3 Months:
 +44 (0) 20 7341 5810
 sales@theharrington.com

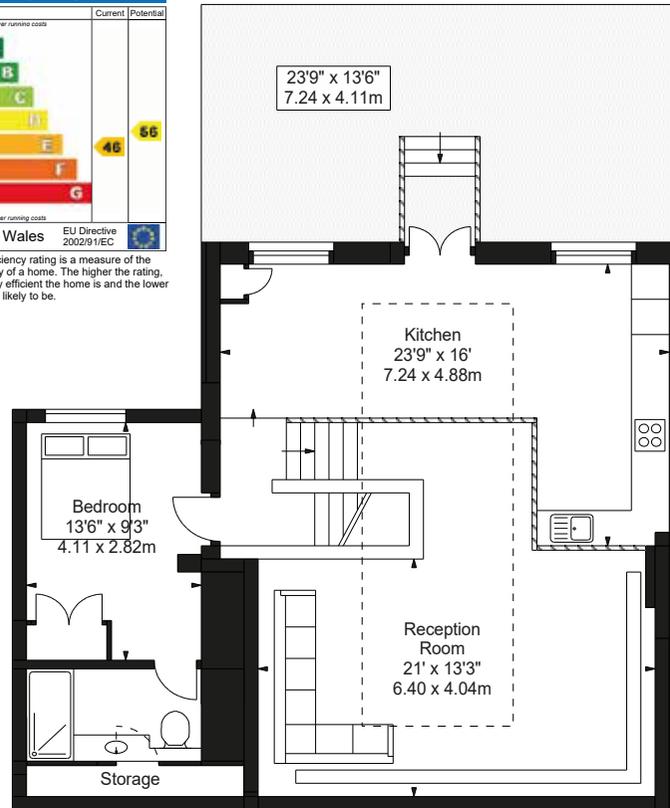
3 Months +:
 +44 (0) 20 7341 5806
 lettings@theharrington.com

www.theharrington.com

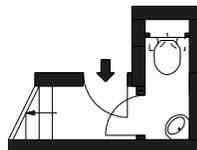


Energy Efficiency Rating		Current	Potential
<small>Very energy efficient - lower running costs</small>			
92-100	A		
81-91	B		
69-80	C		
55-68	D		
39-54	E		
21-38	F	46	
1-20	G		56
<small>Not energy efficient - higher running costs</small>			

England & Wales EU Directive 2002/91/EC
 The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating, the more energy efficient the home is and the lower the fuel bills are likely to be.



THIRD FLOOR



SECOND FLOOR ENTRANCE

APPROX. GROSS INTERNAL AREA *
 997 Ft² - 92.60 M²



The Harrington Collection is the proud owner of Prana Wellbeing, located at 1 Harrington Gardens. Prana provides one of the largest Pilates studios in Kensington and Chelsea. It also provides yoga, massage, nutrition and personal training.



On the corner of 1 Harrington Gardens, Calix Restaurant is a pizzeria and grill with a wonderfully warm and friendly atmosphere. With a great choice on their menu, Calix is the perfect alternative to making use of the kitchen within your apartment.