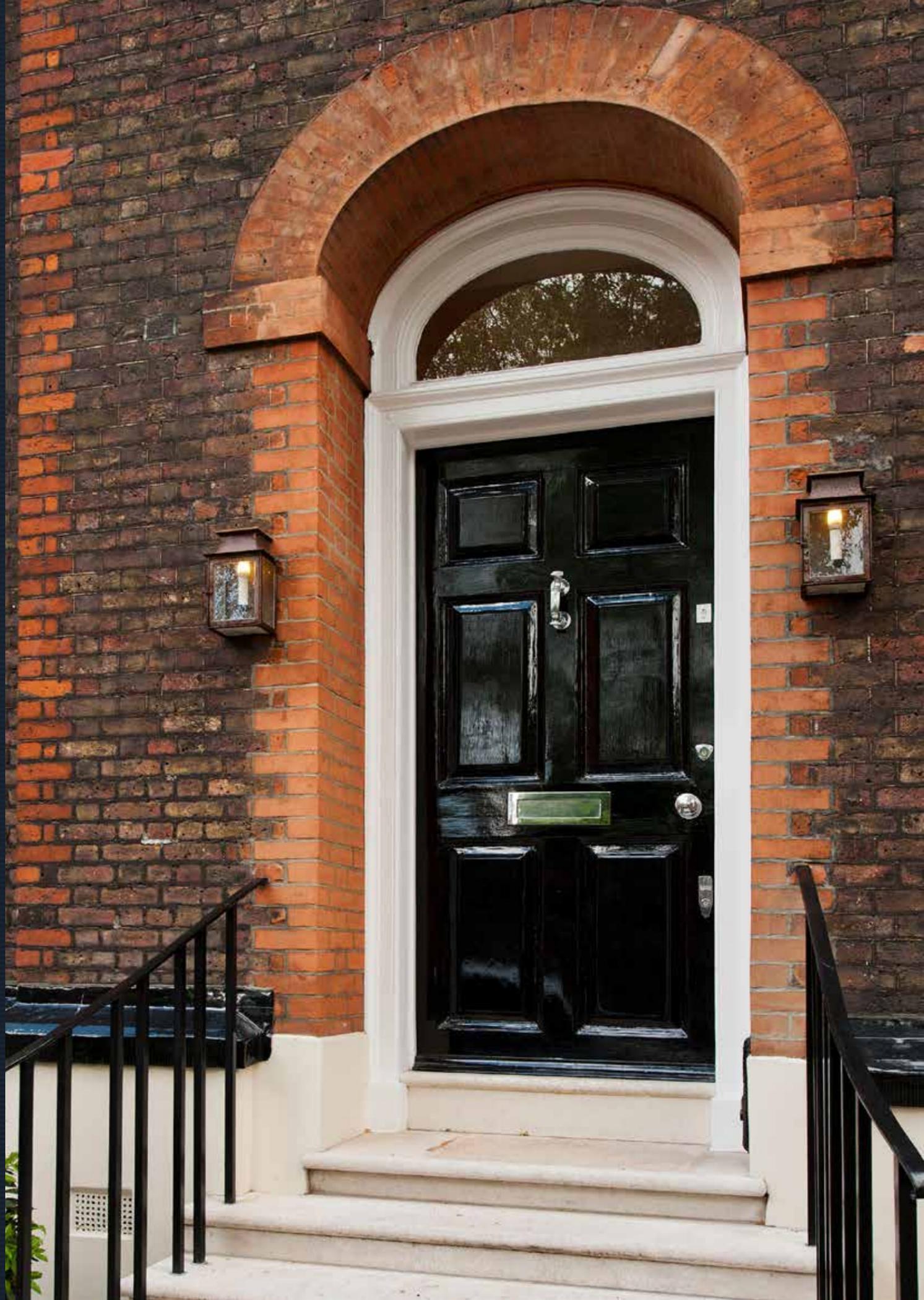
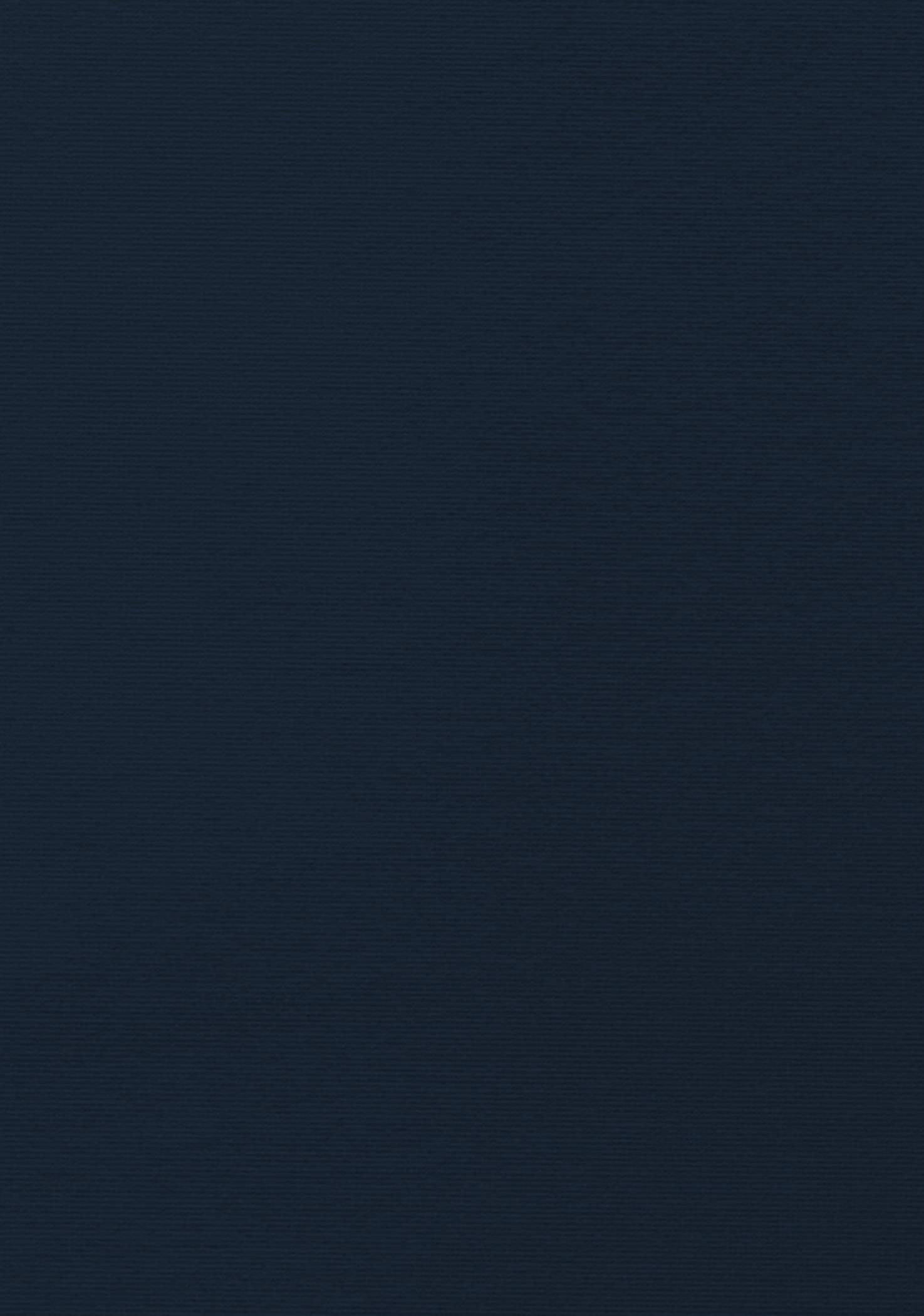
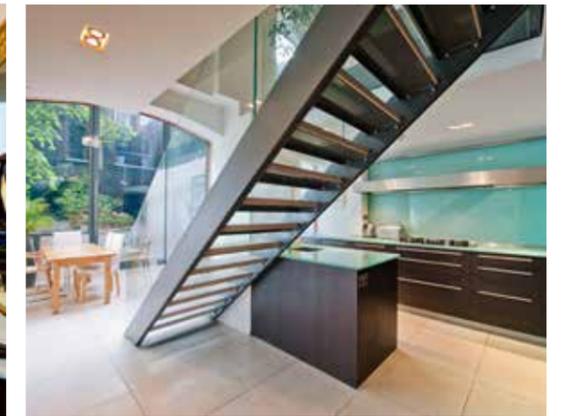


GREAT COLLEGE STREET  
WESTMINSTER





Situated in the heart of 'Old Westminster' and dating back to 1722 this is an elegant Grade II\* Listed early Georgian house, adjacent to Westminster School and Abbey, with collegiate views overlooking Westminster Abbey's College Garden.

Befitting a house that lies in the shadow of both the Palace of Westminster and Westminster Abbey, Great College Street has had many ecclesiastical and political inhabitants since it was built in the early eighteenth century.

This historic, double-fronted property is considered one of the most imposing family houses in the area.

With exceptional lateral accommodation, there is a particularly impressive first-floor drawing room which spans the entire width of the property and has magnificent views which take in Westminster Abbey, the London Eye and the Houses of Parliament.

There are five further reception rooms with a number of interesting features, such as fireplaces, woodwork and architectural details. There is a panelled formal dining room on the ground floor as well as the original Georgian staircase.

On the garden floor where the kitchen is located, there is a modern, double-height, glass extension with double-height doors opening onto a patio area. In addition, there is self-contained staff accommodation and a gym.

The bedrooms are located on the upper floors, with two large bedroom suites on the second floor which also benefit from the spectacular views.



Great College Street is a tranquil street which runs in an east to west direction linking Abingdon Street/ Millbank to the east with Tufon Street to the west and is situated south of Westminster Abbey.

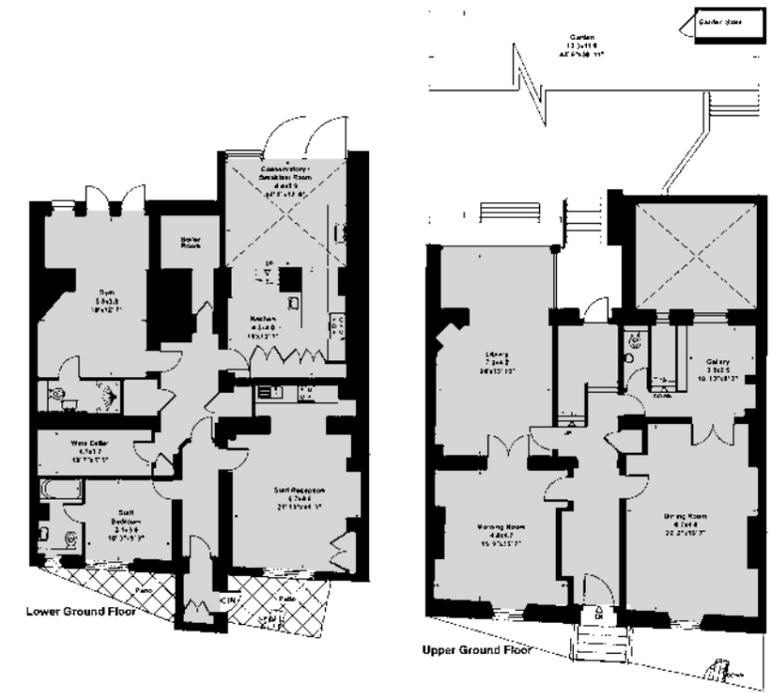
Favoured by politicians and MPs, it is considered to be one of the finest locations in Westminster with the famous gentlemen's clubs and restaurants of Pall Mall and St James's just a mile away on the other side of St James's Park.

Westminster Underground Station is nearby and Victoria Street and Marsham Street provide a wide range of amenities and recreational facilities. The Abingdon Underground Car-Park is conveniently located nearby on Great College Street.





16 Great College Street,  
London SW1P 3RX



**16 Great College Street, SW1**  
 Gross internal area (approx.)  
 740 Sq m (7969 Sq ft) Including Under 1.5m and Under Eaves  
 721 Sq m (7760 Sq ft) Excluding Under 1.5m and Under Eaves  
 For identification only, Not to Scale  
 The Capix Group



12 Greycoat Place,  
London SW1P  
Sales  
020 7590 9578

Energy Rating: D. We aim to make our particulars both accurate and reliable. However they are not guaranteed; nor do they form part of an offer or contract. If you require clarification on any points then please contact us, especially if you're traveling some distance to view. Please note that appliances and heating systems have not been tested and therefore no warranties can be given as to their good working order.



Freehold  
Price on Application



Westminster  
020 7590 9578

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