



rare!
From Sanderson Young



19 Montagu Court
Montagu Avenue



Apartment 19 Montagu Court is a truly exceptional property within this well renowned building and we are delighted to have the privilege to offer it for sale and we will welcome strictly confidential enquiries for viewings.

This superbly designed residence provides a fabulous 3 bedroom apartment, which has a triple car garage in the basement with a newly installed electric roller door. Access to the communal lift shaft and elevator is available from the basement as well as the upper ground floor levels, with secure entry phones linking into the communal reception areas. The reception areas at both ground and upper floor levels have all been refurbished in recent years and the building has undergone considerable refurbishment and restoration works in recent times.

Accommodation briefly comprises of: Superb paneled door into the entrance vestibule | Hallway | Cloakroom/wc and washroom | Built in double cloakroom | Two principal reception rooms including a large open plan dining room and higher level floor dias with magnificent views over the Town Moor and leading onto the balcony. The dining room doubles as a reception and library area and has steps down to the sunken drawing room and sitting area beneath | The kitchen/breakfast room has been superbly fitted at a cost of circa £40,000 with extensive units and integrated appliances, all presented to an exceptional standard | A private passageway leads to the 3 bedrooms, the master with southerly aspect and view and beautiful decoration leading to a walk in dressing room and wardrobes, luxury en suite shower room and wet room | There are two double guest bedrooms, again with impressive decoration, together with a bathroom/wc

One of the most impressive features of this apartment is the interior design and decoration which is due to the property being owned by an internationally famous interior designer. This apartment has had the added benefit of being an Award Winner in a London ceremony in recent times and indicates the quality of the presentation throughout. A truly exceptional apartment which must be viewed internally.













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