

Knightsbridge



Clabon Mews – 121 sq.m.

Knightsbridge, SW1
£2.5m



- Period house with garage in an exclusive Knightsbridge mews
- The house comprises of:
 - Reception Room
 - Two Bedrooms
 - Two Bathrooms
 - Private Parking
- Very close to Harrods, Harvey Nichols and Sloane Street boutiques

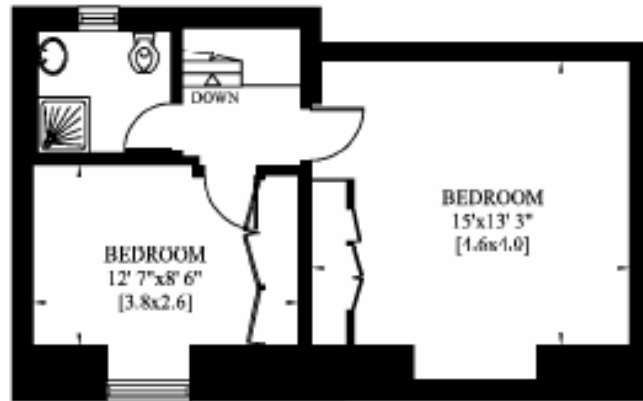
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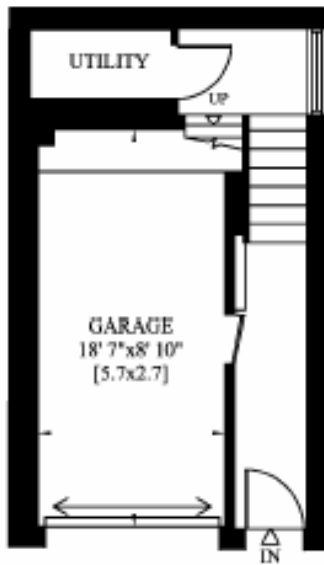


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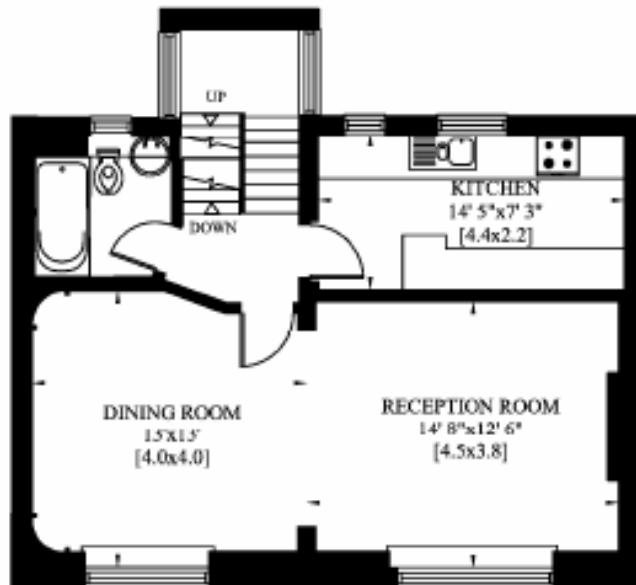
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SECOND FLOOR



GROUND FLOOR

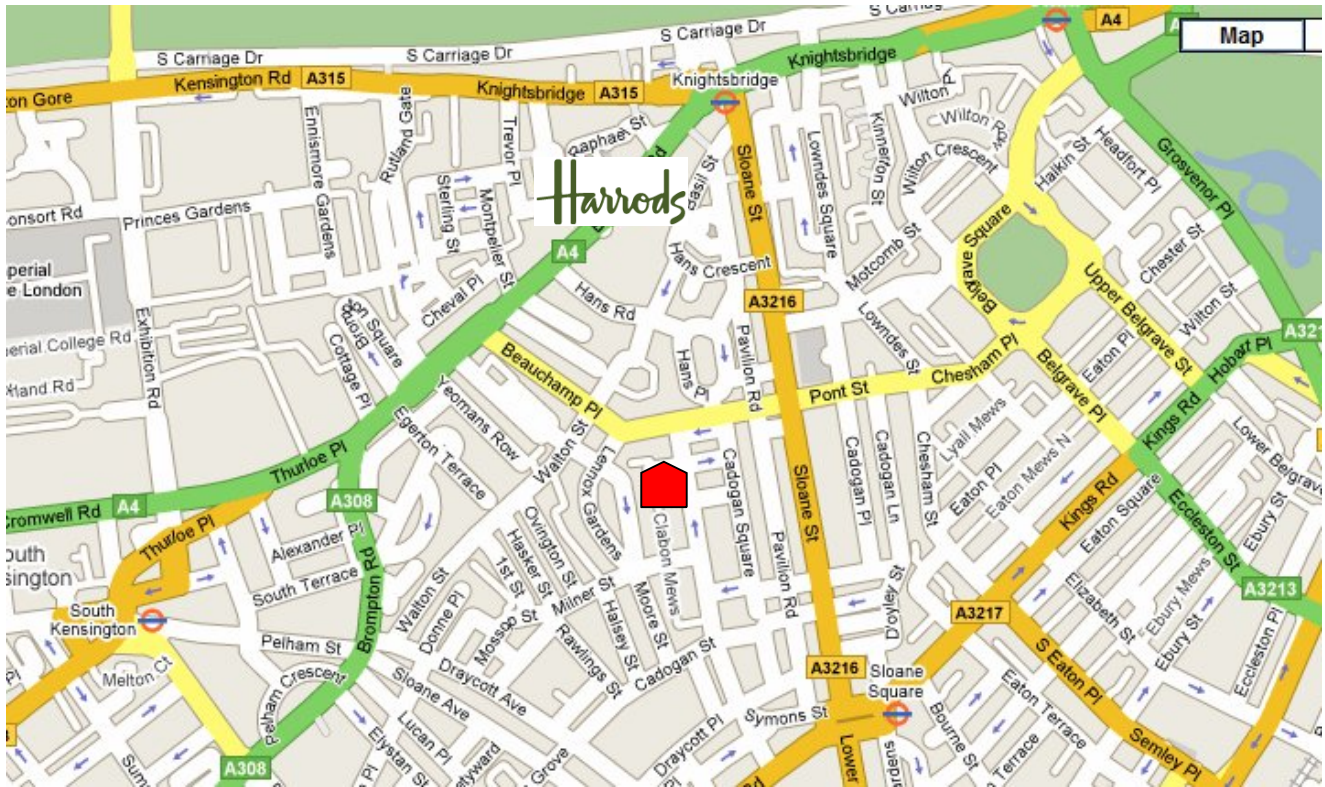


FIRST FLOOR

Arbitrage – Real Estate investments in London

Knightsbridge

Location map



Financial details

Financial details		£
Purchase price		2,500,000
Additional costs		
- Lawyer fees	0.5%	12,500
- Stamp duty (tax)	4.0%	100,000
- Agent fees	2.0%	50,000
		<u>162,500</u>
Total cash outlay		<u>2,662,500</u>
Average annual price increase in this area of London has been 15%		

Underground map



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