



10 Caledonia Place

Situated on one of Clifton's most prestigious squares, moments from the centre of Clifton Village, 10 Caledonia Place is an exquisitely presented Georgian townhouse combining period charm, luxury interior design and the best of modern technology. The home is set out over 6 floors spanning some 5,000 sq ft. The property also benefits from a south facing rear garden and to the front overlooks the splendid Mall Gardens.

The property has been subject to a comprehensive renovation throughout, with a meticulous attention to detail paid to all aspects of the development. Every floor, wall and ceiling has been restored. Every inch of pipework and electrical cable is new. Every sash has been draft proofed and rebalanced. Every appliance is brand new. No part of the building has been left untouched. Renovations don't get more comprehensive than this.

The property boasts a fabulous configuration that will suit a wide variety of prospective occupants, such as the beautiful open plan kitchen and dining room found on the entrance floor and the lavish master bedroom suite occupying the entire second floor of the property. Designer wall coverings, Farrow & Ball colours and high specification appliances have been used throughout to create a truly stunning luxury property.

- Prestigious location moments from Clifton village
- Comprehensively renovated throughout to exacting standards
- Entirely new electrical, plumbing and heating systems
- 5+ bedrooms including extensive master suite
- Exceptional first floor drawing room
- Hand made kitchen with high specification appliances
- Bespoke joinery inc. feature AV unit and 75" cinema display
- Designer lighting with scene control and automation
- Various smart technologies to simplify home control
- South facing garden
- Period features throughout

For more information and to download a full brochure, please visit:
<https://dunsfordproperty.com/>









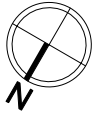




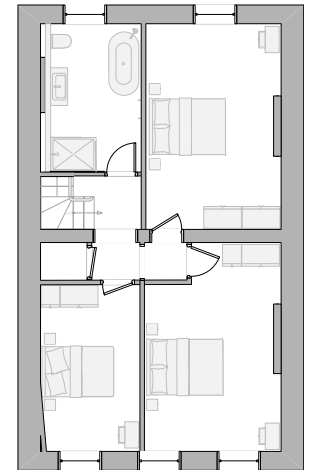
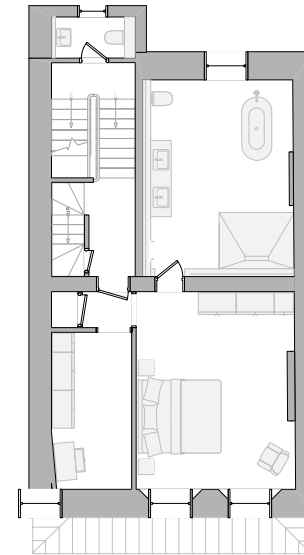
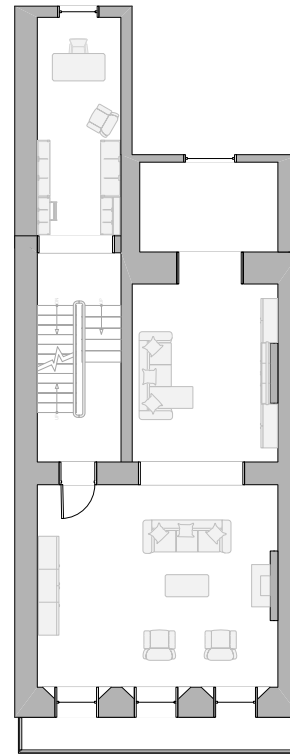
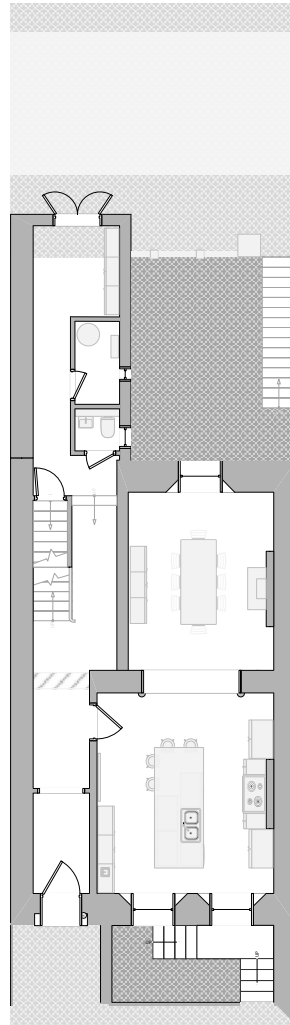
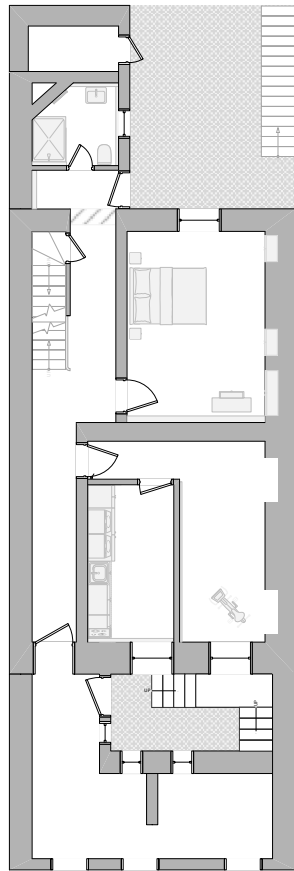
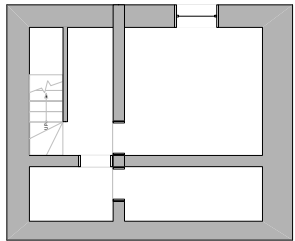








Approximate Floor Area: 465 sq m / 5000 sq ft. Illustrations are for identification purposes only, measurements should not be used to scale.



Cellar

Lower Ground

Ground Floor

First Floor

Second Floor

Third Floor