



SUSAN METCALFE
RESIDENTIAL



Walton Street, Knightsbridge, SW3

£1,400 per week

Bedrooms	2
Bathrooms	2
Furnished	Furnished/Un Furnished
Availability	now
Surface	989 sqft
Outdoor Space	Terrace
Parking	Residents Permit
Council Tax	Council tax band: G (RBKC)

TWO BEDROOM UPPER MAISONETTE

A stylish and spacious two-bedroom upper maisonette with its own private entrance and a pretty, south facing roof terrace. On the first floor is a generous reception room with an open plan kitchen/dining area which opens onto a decked terrace via a double a door/bay window. The second floor is dedicated to the two double bedrooms and two bathrooms, one being an en-suite shower room. There is a second roof terrace at the rear of the second floor with access from the second bedroom. Walton Street is a very sought-after street linking Knightsbridge and South Kensington with plenty of high end fashion boutiques, trendy restaurants and bars.

Features

private entrance, entrance hall, internal staircase, reception room, fitted kitchen/dining room, principal bedroom with en-suite shower room, second double bedroom, second bathroom, 2 terraces.

10 HOLLYWOOD ROAD CHELSEA SW10 9HY

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Approximate gross internal area

91.88 sq m / 989 sq ft

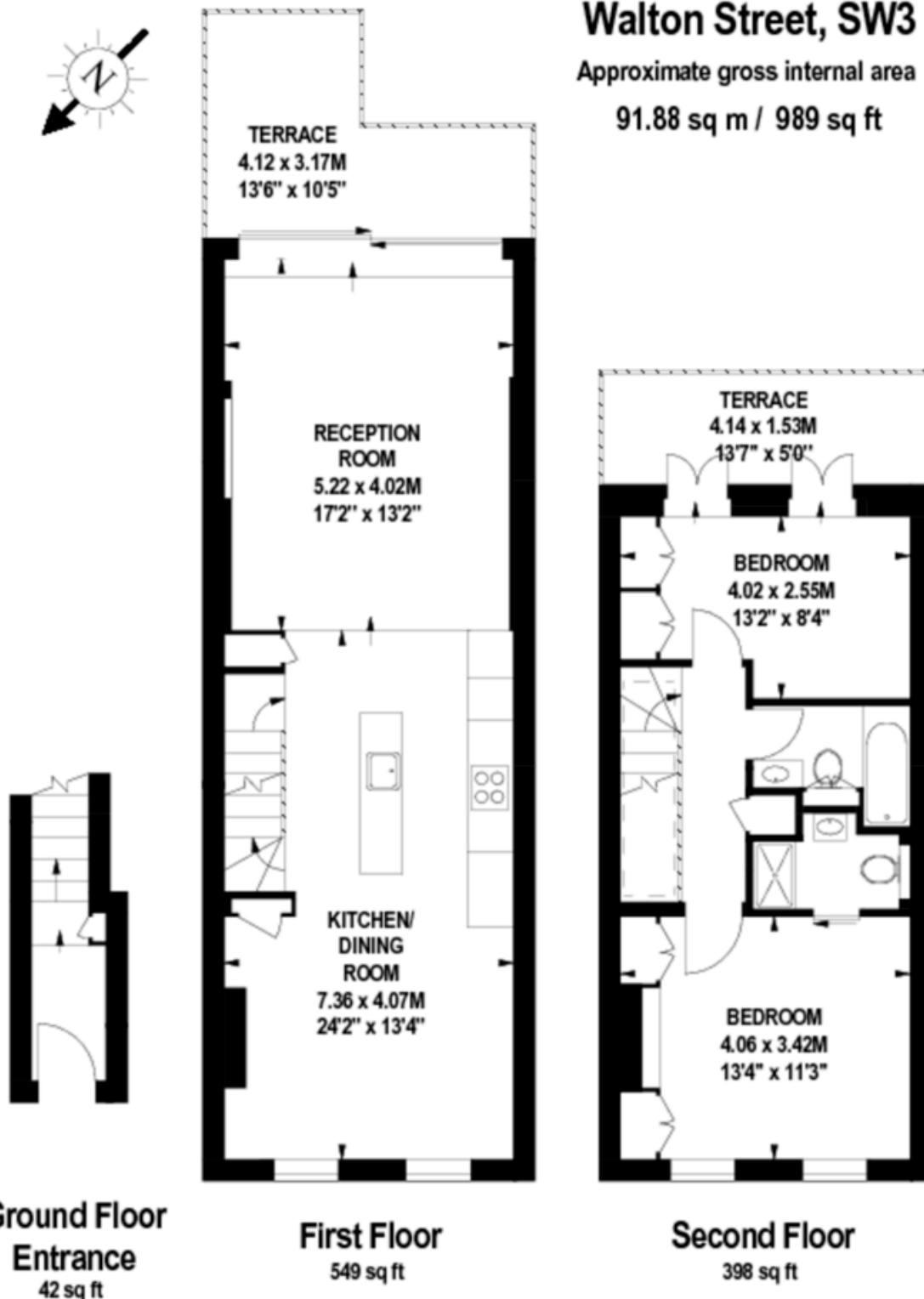


Illustration For Identification Purposes Only. Not To Scale
*Floorplan Drawn According To RICS Guidelines
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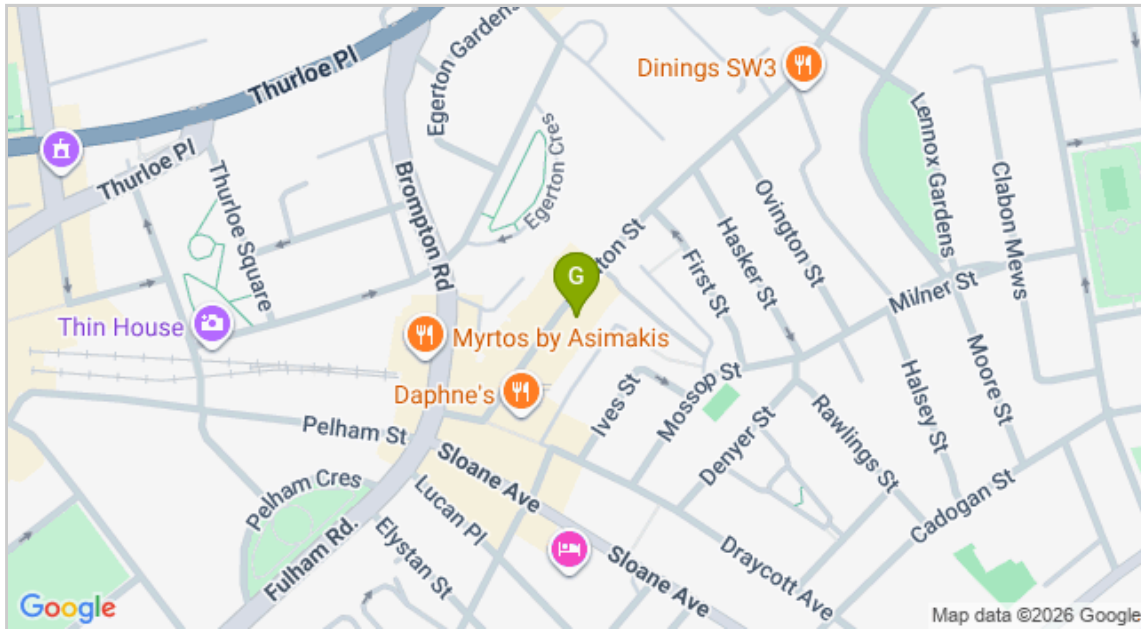


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Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
	Current	Potential	
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions
(92-100) A			(92-100) A
(81-91) B			(81-91) B
(69-80) C			(69-80) C
(55-68) D			(55-68) D
(39-54) E	50	57	(39-54) E
(21-38) F			(21-38) F
(1-20) G			(1-20) G
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions
England & Wales	EU Directive 2002/91/EC		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 will be.

The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO₂) emissions. The higher the rating the less impact it has on the environment.



IMPORTANT NOTICE

Susan Metcalfe Residential, their clients and any joint agents give notice that: 1. They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Susan Metcalfe Residential have not tested any services, equipment or facilities.

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