



Drayton Gardens, Chelsea, SW10

£840,000

Bedrooms	2
Bathrooms	1
Surface	667 sqft
Tenure	Leasehold plus share of Freehold 948 years
Ground Rent	£300
Service Charge	£3,500
Outdoor Space	Communal Gardens
Parking	Residents Permit
Council Tax	Council Tax Band E (RBKC)

SPACIOUS AND BRIGHT 2 BEDROOM APARTMENT

An especially bright two-bedroom apartment situated on the 4th floor (with lift) in this period mansion block. The accommodation comprises a wonderfully light and spacious reception room, generous eat-in kitchen, two double bedrooms and bathroom. New wood flooring throughout and plenty of built-in storage. Drayton Gardens is a sought-after residential address, close to the Fulham Road and all its amenities and shops. South Kensington Station is only minutes away.

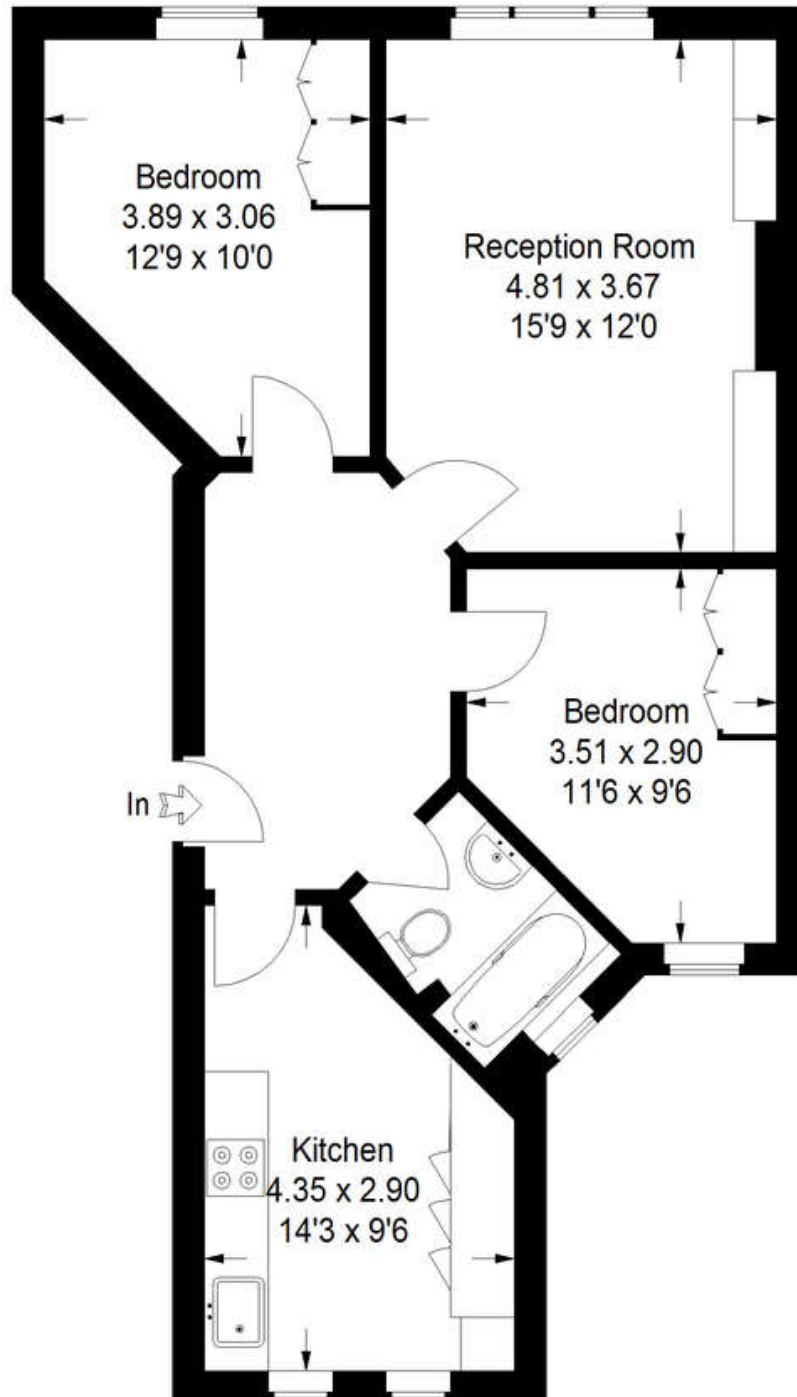
Features

entrance hall, reception room, eat-in kitchen, 2 double bedrooms, bathroom, lift., access to patio garden



Drayton Gardens

Approximate Gross Internal Area :- 62 sq m / 667 sq ft



This plan is for layout guidance only. Not drawn to scale unless stated. Windows & door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes & compass bearings before making any decisions reliant upon them

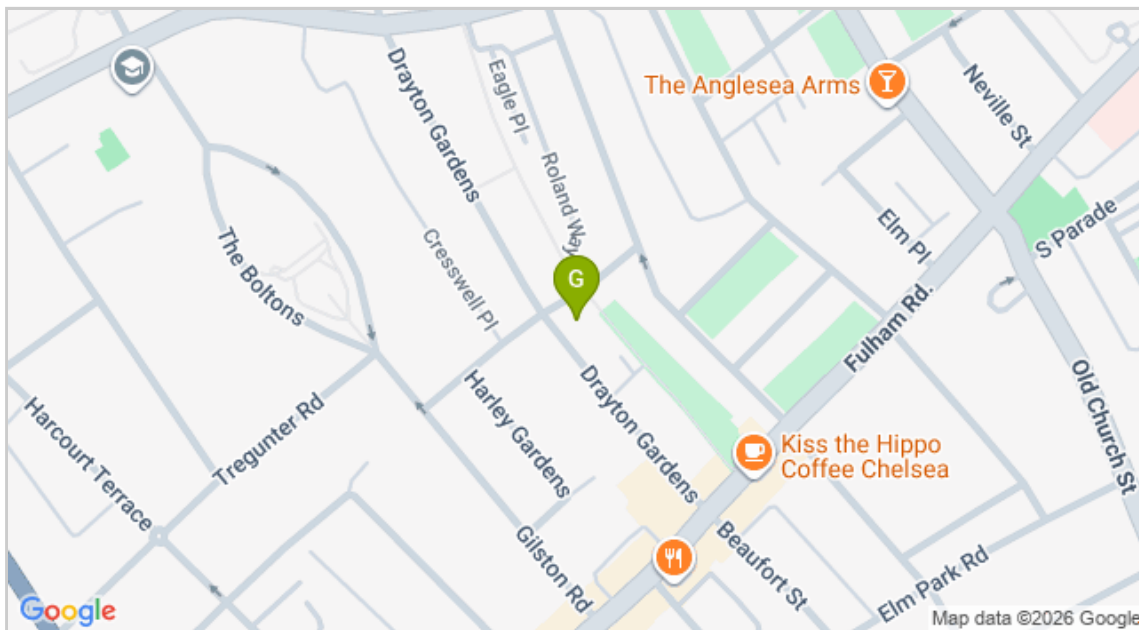
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Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92-100) A			(92-100) A		
(81-91) B			(81-91) B		
(69-80) C		77	(69-80) C		
(55-68) D	59		(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G	0	0
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.



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