

pomp properties



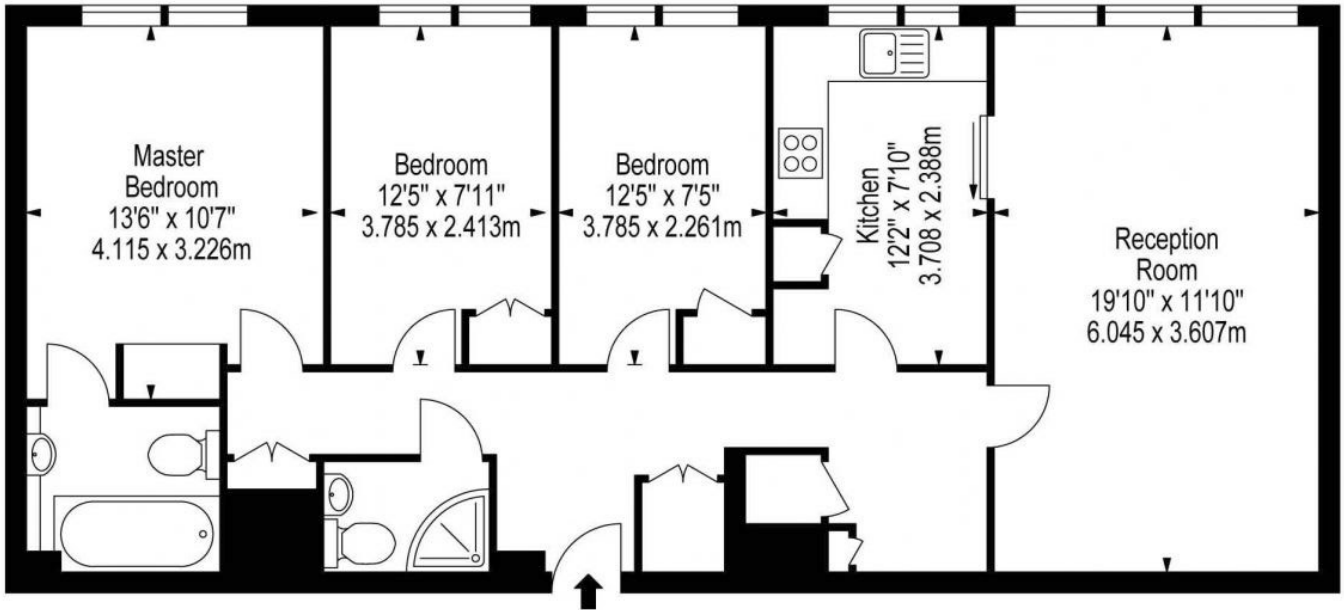
Durrels House Warwick Gardens, Kensington **Asking Price £1,100,000**

Another Pomp Exclusive! An opportunity to buy a three double flat in a modern purpose built block close to Earls Court and Kensington. The property is on the second floor with lift and porter. The accommodation comprises a well proportioned reception room; modern well fitted kitchen; master bedroom with en-suite bathroom; 2 further double bedrooms and 2nd bathroom.

Located close to Kensington High Street, the property is a short walk away from many local amenities and is also a short stroll to Earls Court Tube Station. South Kensington and Imperial College is also easily accessible to the property either by foot or public transport.

Floor Plan

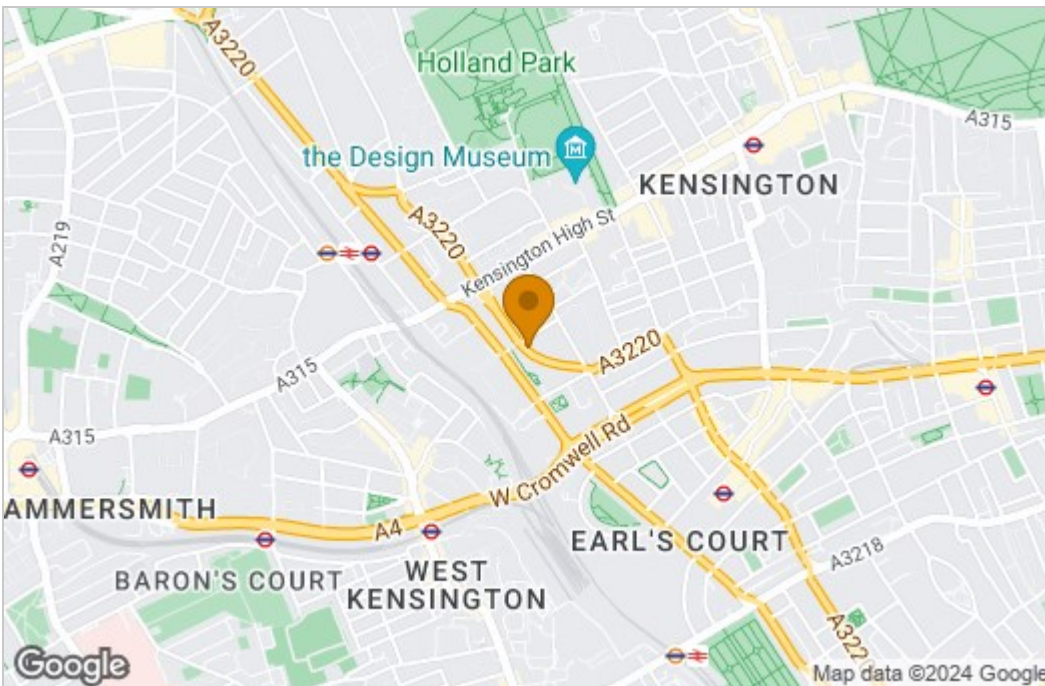
Durrels House
Warwick Gardens W14



Second Floor

Approx Gross Internal Area **923 Sq Ft - 85.75 Sq M**
 Floor Plan Supplied For Identification Purposes Only And May Not Be Accurate

Area Map



Energy Efficiency Graph

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C		77	80
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.