



Cranley Gardens  
South Kensington, SW7









An elegant and well maintained two bedroom Period conversion on the raised ground floor. The property benefits from a spacious reception room and high ceilings, with access to the communal gardens.

- Spacious flat with access to communal gardens
- Two bedrooms, two bathrooms, large reception room, separate kitchen
- Equal size bedrooms and wood flooring throughout, high ceilings
- Moments from South Kensington and Gloucester Road

### £4,500 pcm

Additional tenant charges apply (fees apply to non-AST tenancies only)

Tenancy Agreement Fee: £300

References per Tenant/Guarantor: £60

Inventory check (approx. £100 – £250 inc. VAT)

[chestertons.co.uk/property-to-rent/applicable-fees](https://chestertons.co.uk/property-to-rent/applicable-fees)

Energy Efficiency Rating		Current	Potential
95-100	A		
81-94	B		
69-80	C		
55-68	D	69	74
39-54	E		
21-38	F		
1-20	G		

Not energy efficient - higher running costs

EU Directive 2002/91/EC

England, Scotland & Wales

**Minimum Term:** 12 months

**Deposit Required:** £5,192.31

**Local Authority:** Royal Borough of Kensington & Chelsea

**Council Tax Band:** G

**EPC Rating:** D

**Unfurnished**

*Chestertons South Kensington Lettings*

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Approximate Gross Internal Area = 86 sq. m / 926 sq. ft.



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