



Cadogan Court  
Draycott Avenue, SW3

CHESTERTONS







Located on the 6th floor (with lift) of a beautiful Period mansions block is this three double bedroom lateral apartment. The property offer ample space for entertaining and three bathrooms.

- Three double bedroom penthouse
- Spacious reception room
- Large breakfast room/kitchen
- Lift and porter

### £10,000 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		
Energy efficient - lower running costs	Current	Potential
90-100 A		
81-90 B		
71-81 C		
61-71 D		
51-61 E		
41-51 F		
31-41 G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

**Minimum Term:** 6 months  
**Deposit Required:** £13,846.15  
**Local Authority:** Royal Borough of Kensington & Chelsea  
**Council Tax Band:** H  
**EPC Rating:** D  
**Unfurnished**

### Chestertons Chelsea Lettings

17 Cale Street  
London  
SW3 3QR

[chelsealettingsusers@chestertons.co.uk](mailto:chelsealettingsusers@chestertons.co.uk)

02075944750

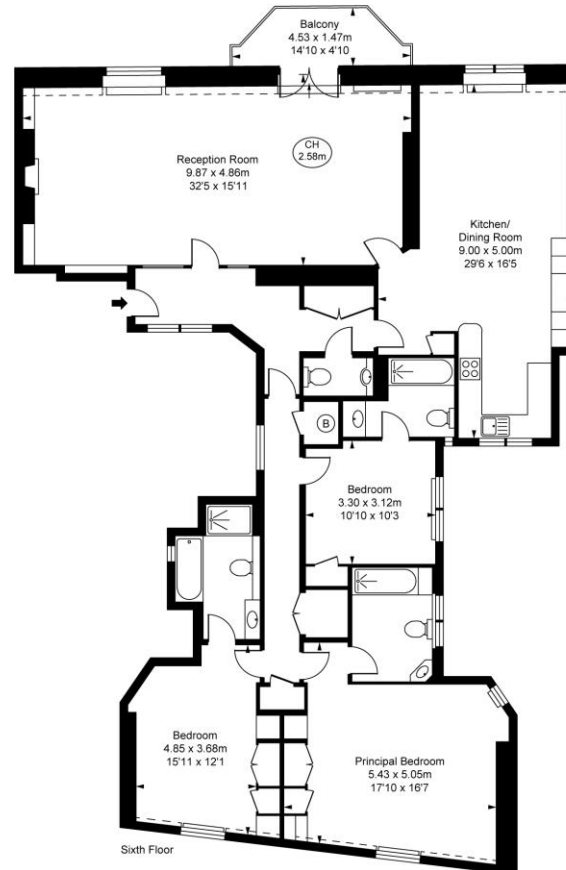
[chestertons.co.uk](https://chestertons.co.uk)

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Approximate Gross Internal Area  
176.13 sq m / 1,896 sq ft



( Including restricted height  
under 1.5m ( = = = ) )  
( CH = Ceiling Heights )



This plan is not to scale. It is for guidance and not for valuation purposes.  
All measurements and areas are approximate only, and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice  
of Urban Performance.

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