



Courtfield Gardens
South Kensington, SW5

CHESTERTONS





A spacious one double bedroom apartment with private entrance and access to the stunning communal gardens of Courtfield Gardens (STA)

Boasting high ceilings, large windows and excellent storage throughout, the apartment comprises a generous reception room with wooden flooring, fully fitted kitchen double bedroom with fitted wardrobes, family bathroom and fully demised, useful utility room

Courtfield Gardens is a beautiful garden square location consisting of smart, white stucco fronted houses and offers easy access to the many shops, cafes and restaurants of South Kensington, Gloucester Road and Earls Court.

- One double bedroom
- Excellent storage throughout
- Access to communal gardens (STA)
- No onward chain

Asking Price £550,000

Energy Efficiency Rating		Current	Potential
90-100	A		
81-89	B		
72-80	C	71	78
63-71	D		
54-62	E		
45-53	F		
35-44	G		

Not energy efficient - higher running costs

EU Directive 2002/91/EC

Tenure: Leasehold - 85 years remaining
Service Charge: £2,200 per annum
Ground Rent: £100 per annum
Local Authority: Royal Borough of Kensington & Chelsea
Council Tax Band: D

Chestertons South Kensington Sales

44-48 Old Brompton Road
London
SW7 3DY

southkensington@chestertons.co.uk

020 7589 1234

chestertons.co.uk

Courtfield Gardens, SW5

■ Approximate Gross Internal Area

49.80 sq m / 536 sq ft

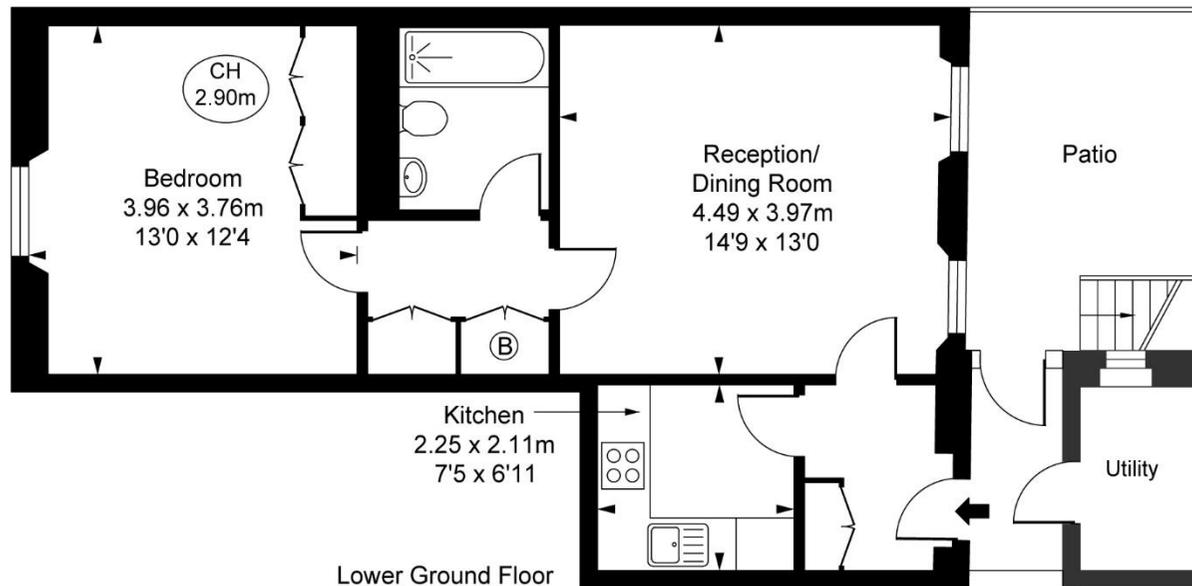
Utility

2.74 sq m / 29 sq ft

Total Areas Shown On Plan

52.54 sq m / 566 sq ft

(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.
© Fulham Performance

Chesterton UK Services Limited trading as Chestertons for themselves and for the vendor of this property whose agents they are, give notice that (i) these particulars do not constitute any part of an offer or contract, (ii) all statements contained within these particulars are made without responsibility on the part of Chestertons or the vendor, (iii) whilst made in good faith, none of the statements contained within these particulars are to be relied upon as a statement or representation of fact, (iv) any intending purchasers must satisfy themselves by inspection or otherwise as to the correctness of each of the statements contained within these particulars, (v) the vendor does not make or give either Chestertons or any person in their employment any authority to make or give representation or warranty whatsoever in relation to this property. Wide angle lenses may be used. ©Copyright Chestertons | Chesterton UK Services Limited | Registered Office 40 Connaught Street, Hyde Park, London W2 2AB Registered Company Number 05334580.



This paper is
100% recyclable