



EARDLEY CRESCENT

London SW5



ON THE FIRST FLOOR OF A CHARACTER PERIOD CONVERSION

The apartment benefits from having a well-balanced layout offering both comfort and practicality.



Local Authority: Royal Borough of Kensington and Chelsea

Council Tax band: E

Tenure: Leasehold, approximately 144 years remaining

Ground Rent: £25 per annum, reviewed every 1 year, next review due 2026

Service Charge: £3,900 per annum, reviewed every 1 year, next review due 2026

Guide Price: £795,000



The spacious reception room is located at the front of the apartment and boasts 3.1m ceilings and a large window, which floods the room with light. The reception room offers ample space for both living and dining.

The kitchen is adjacent to the reception room, creating a functional yet connected layout. Its streamlined design provides excellent storage and worktop space.

Both bedrooms are peacefully positioned to the rear of the apartment. Both rooms are well proportioned doubles, complete with fitted cabinets. The stylish bathroom is centrally located, enabling easy access from all rooms.

*Please note, we have not yet received confirmation from the client regarding certain information for this property. You should ensure you make your own enquiries regarding material information about this property.



First Floor

Approximate Gross Internal Area = 60.0 sq m / 646 sq ft

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)

We would be delighted
to tell you more.

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