



Queens Gate  
South Kensington, SW7

CHESTERTONS





A large one bedroom apartment on the raised ground floor of a period conversion. The flat benefits from a spacious reception room with an open plan kitchen, wood flooring and a mezzanine level.

- Spacious flat with good storage throughout
- Bedroom, bathroom, reception room, open plan kitchen, mezzanine level in the reception room
- Wood flooring in the reception room, lift access and porter
- In close proximity to South Kensington and

### £3,000 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](http://chestertons.co.uk/property-to-rent/applicable-fees)

Energy Efficiency Rating		Current	Potential
90-100	A		
81-89	B		
72-80	C		72
63-71	D	54	
55-62	E		
47-54	F		
39-46	G		

Not energy efficient - higher running costs

England, Scotland & Wales EU Directive 2002/91/EC

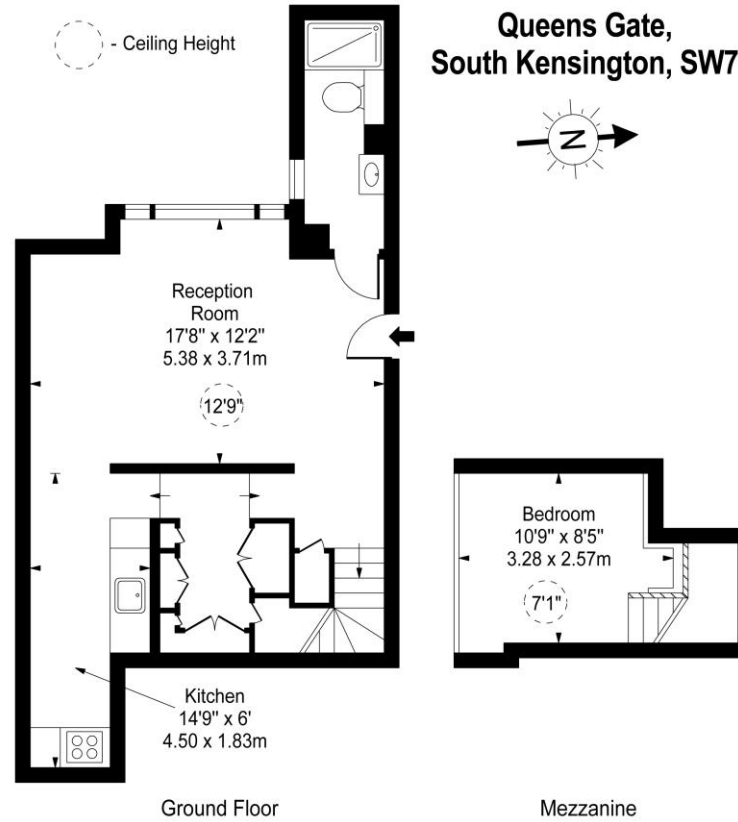
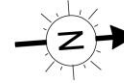
**Minimum Term:** 12 months  
**Deposit Required:** £3,461.54  
**Local Authority:** Royal Borough of Kensington & Chelsea  
**Council Tax Band:** G  
**EPC Rating:** E  
**Furnished**

### Chestertons South Kensington Lettings

44-48 Old Brompton Road  
 South Kensington  
 London  
 SW7 3DY

[southkensingtonlettingsusers@chestertons.co.uk](mailto:southkensingtonlettingsusers@chestertons.co.uk)  
 02075891244

**Queens Gate,  
South Kensington, SW7**



**Approx Gross Internal Area 534 Sq Ft - 49.61 Sq M**

For Illustration Purposes Only - Not To Scale  
[www.goldlens.co.uk](http://www.goldlens.co.uk)  
Ref. No. 013493E

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 Global Ltd | Registered Office 5th Floor, The Lantern, 75 Hampstead Road, London, NW1 2PL Registered Company Number 05334580.



This paper is  
100% recyclable