



Old Brompton Road

South Kensington, SW7

Asking Price £275,000

A perfectly formed studio apartment positioned to the rear of the building on the first floor, offering a quiet and private setting. The property benefits from impressive high ceilings and a cleverly designed sleeping platform, maximising space and functionality throughout.

The accommodation includes a modern fitted kitchen, a separate shower room, and excellent built-in storage, making the studio both practical and comfortable for day-to-day living.

Ideally located moments from South Kensington Station and the area's wide array of shops, cafés, and restaurants. The apartment is currently let with a tenant in situ (a 2 month notice period), producing a gross annual yield of approximately 3.7%, with potential to increase to circa 5.2%, offering an attractive value-add investment opportunity in a prime Central London location.

CHESTERTONS

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Approximate gross internal area

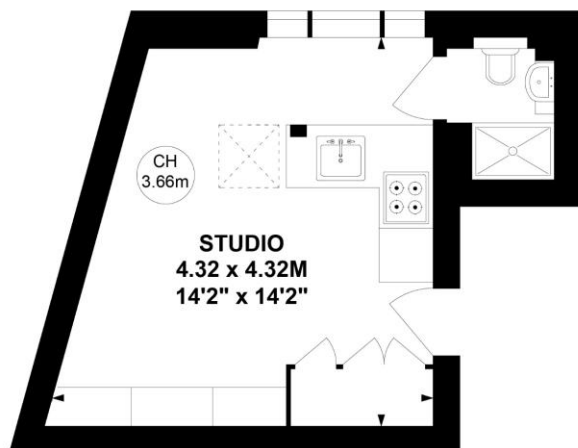
24.58 sq m / 264 sq ft

(Excluding Void)

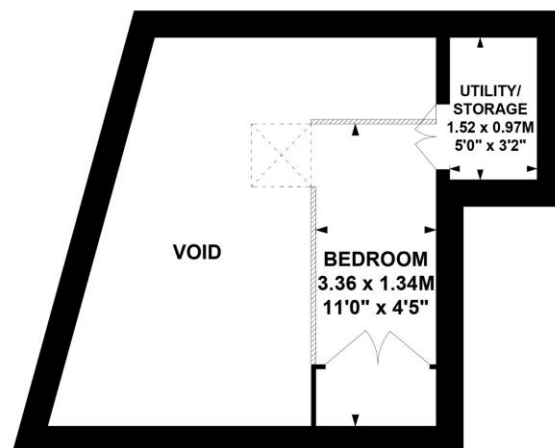


Key :

CH - Ceiling Height



First Floor



Mezzanine

Not to scale, for guidance only and must not be relied upon as a statement of fact.
All measurements and areas are approximate only

Tenure: Leasehold 74 years remaining

Service Charge: £876 p.a.

Ground Rent: £50 p.a.

Local Authority: Royal Borough of Kensington & Chelsea

Council Tax Band: B

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		80 C
55-68	D	65 D	
39-54	E		
21-38	F		
1-20	G		

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