



Cathcart Road, Chelsea, SW10

£1,150,000

Bedrooms	2
Bathrooms	1
Surface	749.06 sqft
Tenure	Leasehold plus share of Freehold 754 years
Service Charge	£5,490
Outdoor Space	None
Parking	Residents Permit
Council Tax	Council Tax Band: E RBKC

BRIGHT TWO-BEDROOM END-OF-TERRACE APARTMENT

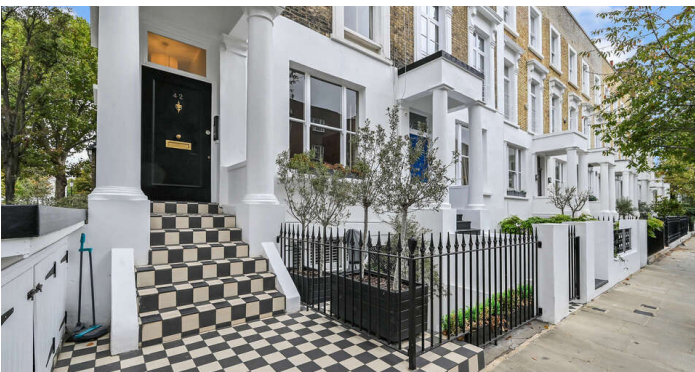
A wonderfully bright two-bedroom first-floor apartment set within an attractive white stucco-fronted period building on the junction of Cathcart Road and Hollywood Road.

The property features an impressive reception room with ceiling heights approaching 3m and two large sash windows overlooking mature trees. A modern fitted kitchen with granite worktops and integrated appliances leads to a separate dining area, ideal for entertaining. The principal bedroom benefits from fitted wardrobes, while the second double bedroom offers flexible space for guests or home working.

Cathcart Road is one of Chelsea's most sought-after addresses, moments from the boutiques, cafés and restaurants of the Fulham Road and King's Road, with excellent transport links from South Kensington and Earl's Court

Features

entrance hall, large reception room, dining area, fully fitted kitchen, 2 double bedrooms, family bathroom.

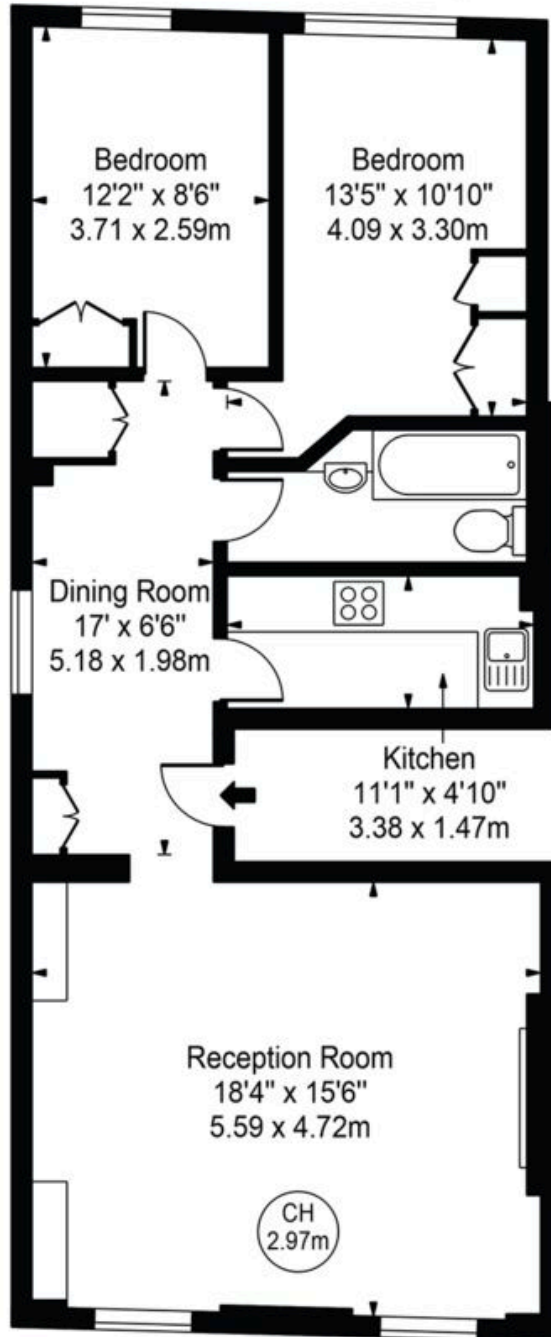




SUSAN METCALFE
RESIDENTIAL

Cathcart Road

Approx. Gross Internal Area 754 Sq Ft - 70.05 Sq M



First Floor

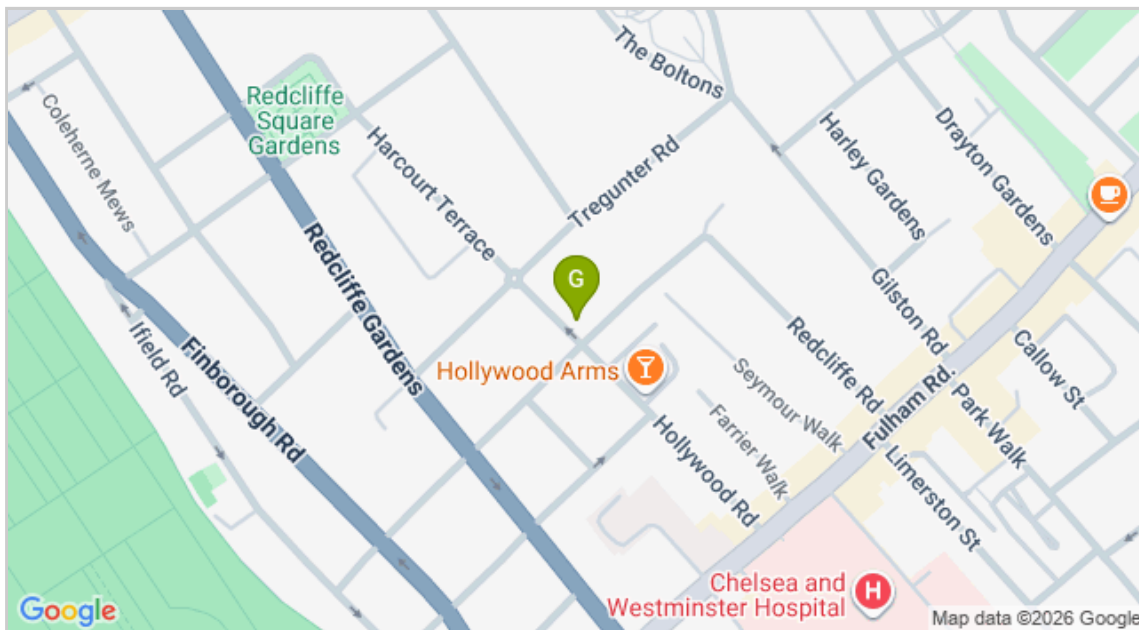
For Illustration Purposes Only - Not To Scale

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
	Current	Potential	
Very energy efficient - lower running costs (92-100) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G Not energy efficient - higher running costs	71	82	Very environmentally friendly - lower CO₂ emissions (92-100) A (81-91) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G Not environmentally friendly - higher CO₂ emissions
England & Wales EU Directive 2002/91/EC 			England & Wales EU Directive 2002/91/EC 

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO₂) emissions. The higher the rating the less impact it has on the environment.



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