



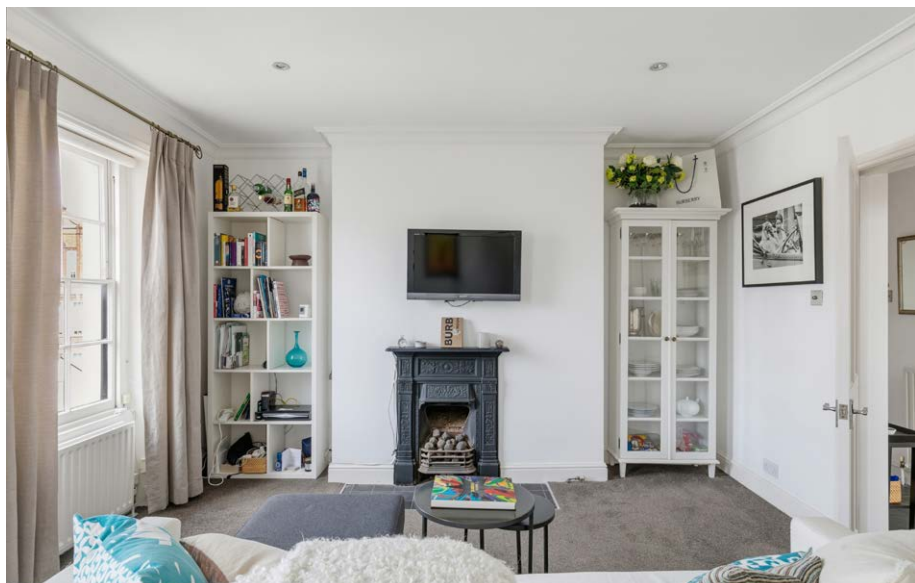
LAMONT ROAD



CHELSEA SW10

Measuring nearly 440 sq ft with 2.5m ceilings this bright and well proportioned one bedroom flat is an ideal first time buy or pied-à-terre. Situated on the second floor (top floor) of this handsome period Chelsea building, with well sized living / dining room, separate kitchen, double bedroom and bathroom.

Lamont Road is part of the popular Ten Acre Estate, ideally placed between the vibrant Kings Road and Fulham Road with a wealth of shops, bars and restaurants within walking distance.



FEATURES

- **DOUBLE BEDROOM WITH ENSUITE BATHROOM**
- **RECEPTION ROOM**
- **KITCHEN**

Price: £525,000

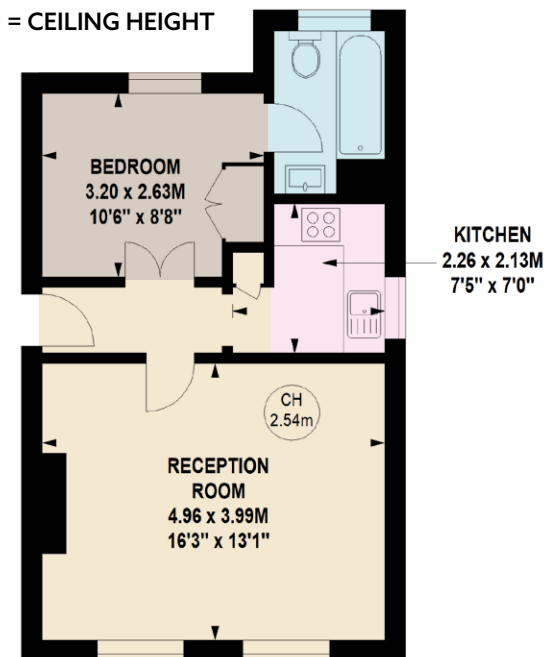
Tenure: Share of Freehold with 996 years remaining

Service Charge: Approx £3,844 per annum including sinking fund



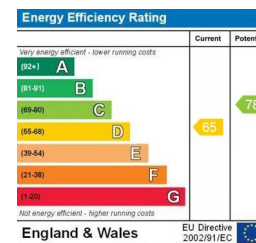
APPROX. GROSS INTERNAL AREA
437 SQ FT / 40.60 SQ M

CH = CEILING HEIGHT



SECOND FLOOR

These details have been prepared for general guidance only and should not be relied upon by prospective purchaser / tenants who before proceeding must check and otherwise satisfy themselves as to the property and the nature, state and availability of any facility or service.



This floorplan is for
GUIDANCE ONLY and NOT
FOR VALUATION purposes.



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