



Delightfully presented one bedroom flat, with direct access onto communal gardens.

Elm Park Gardens, London, SW10

£945,000 Leasehold (114 years remaining)



About

A spacious and modern apartment in a popular mansion block on Elm Park Gardens. This lower ground apartment is in excellent condition having been recently refurbished. Upon entering there is a spacious and light reception room leading to a modern fitted kitchen. The kitchen benefits from a private courtyard and light well. The principal bedroom is arranged as a suite, with a modernised bathroom and built in storage. Further benefits include a large storage vault to the front of the apartment, a guest WC and utility room.

Location

Elm Park Gardens is located between the King's Road and Fulham Road and therefore provides easy access to a wide variety of shops, restaurants and bars, as well as having good public transport links.

Service Charge: £1800 per annum

Ground Rent: £150 per annum

Tenure

Leasehold(114 years remaining)

Local Authority

The Royal Borough of Kensington and Chelsea

Energy Performance

EPC Rating = C

Viewing

All viewings will be accompanied and are strictly by prior arrangement through Savills Chelsea Office.
Telephone: +44 (0) 20 7578 9000.





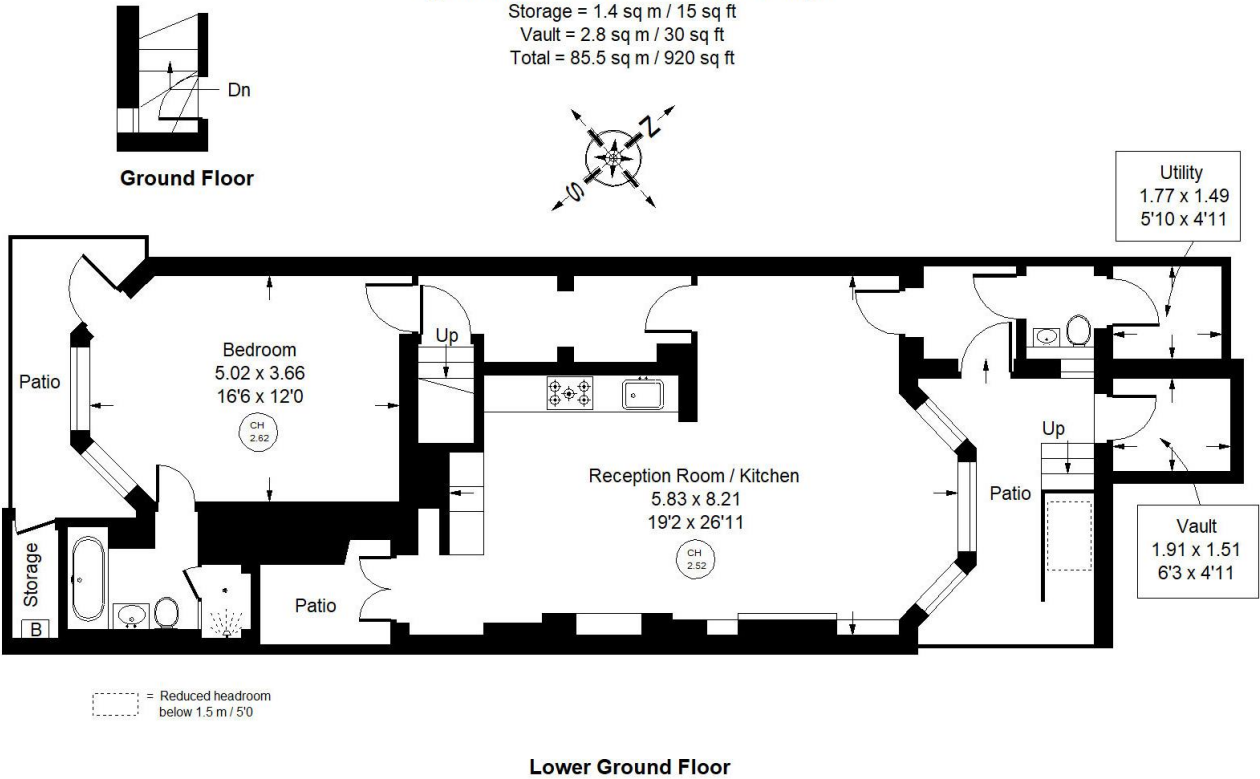
Elm Park Gardens, London, SW10
Gross Internal Area 875 sq ft, 81.3 m²

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Elm Park Gardens, SW10

Approx. Gross Internal Area = 81.3 sq m / 875 sq ft
Storage = 1.4 sq m / 15 sq ft
Vault = 2.8 sq m / 30 sq ft
Total = 85.5 sq m / 920 sq ft



Whilst every attempt has been made to ensure the accuracy of the floor plan, measurements are approximate and not to scale.
No guarantee is given on the total square footage of the property quoted on the plan. Figures given are for guidance.
Plan is for illustration purposes only, not to be used for valuations.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C	80	80
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

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