



## A bright lateral apartment with a double reception room.

**Apartment Six, The Draycott, 10 Draycott Avenue, London, SW3**

Guide Price £4,850,000 Share of Freehold

**savills**

- Two/three bedroom third floor apartment
- Double drawing room
- Landmark revival development
- Concierge by The Draycott Hotel
- Stylish common parts and large passenger lift
- Share of Freehold
- Underground parking by separate agreement

**Apartment Six, The Draycott, 10 Draycott Avenue, London, SW3**

**Gross Internal Area** 1364 sq ft, 127 m<sup>2</sup>



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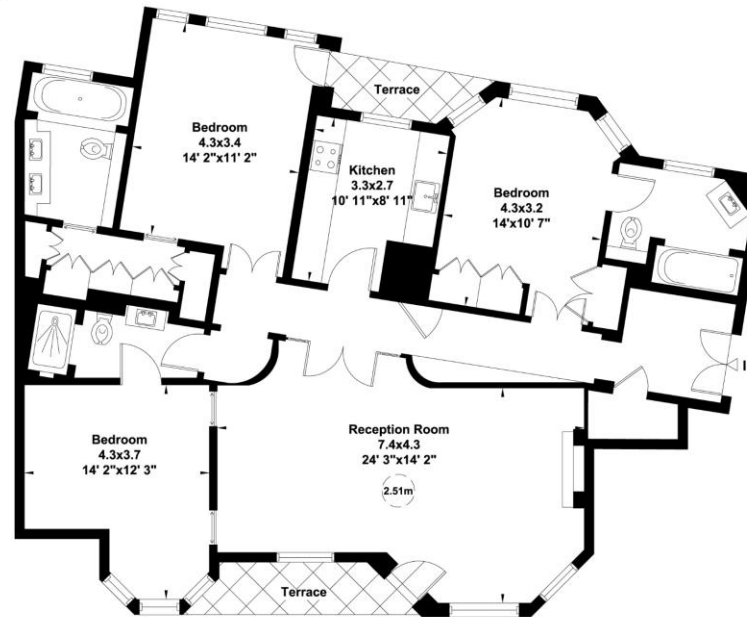
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### The Draycott, Draycott Avenue, SW3

Gross internal area (approx.)  
127 Sq m (1364 Sq ft)  
For identification only, Not to Scale

capital.020.8671.7722



**Third Floor**

Not to scale, for guidance only and must not be relied upon as a statement of fact. All measurements and areas are approximate only (and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice).

**Tenure**  
Share of Freehold

**Local Authority**

**Energy Performance**  
EPC Rating = B

**Viewing**  
All viewings will be accompanied and are strictly by prior arrangement through Savills Sloane Street Office. Telephone: +44 (0) 20 7730 0822.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	<b>A</b>		
(81-91)	<b>B</b>	87	87
(69-80)	<b>C</b>		
(55-68)	<b>D</b>		
(39-54)	<b>E</b>		
(21-38)	<b>F</b>		
(1-20)	<b>G</b>		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

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