



Embankment Gardens, Chelsea SW3

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PROPERTY CONSULTANTS

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A delightful studio flat (296 sq.ft / 27 sq.m) enjoying an open aspect to the rear over the private gardens of Providence House.

The flat is situated on the second floor of a fine period building and approached via well decorated communal areas and a wide staircase.

- 6.7m wide Studio Room
- Kitchen
- Shower Room
- Second Floor
- 296 sq.ft / 27 sq.m
- Council Tax: Band D
- EPC: Rating D

Lease: Expires 28/09/2046 therefore approx. 23 years remaining.

Ground Rent: £200 p.a with reviews

Service Charge: 8.39% of total outgoings. Approx. £3,675 p.a to include a contribution to the sinking fund, subject to review. The exterior was redecorated in 2022.

Lease: 23 Years Guide Price £245,000

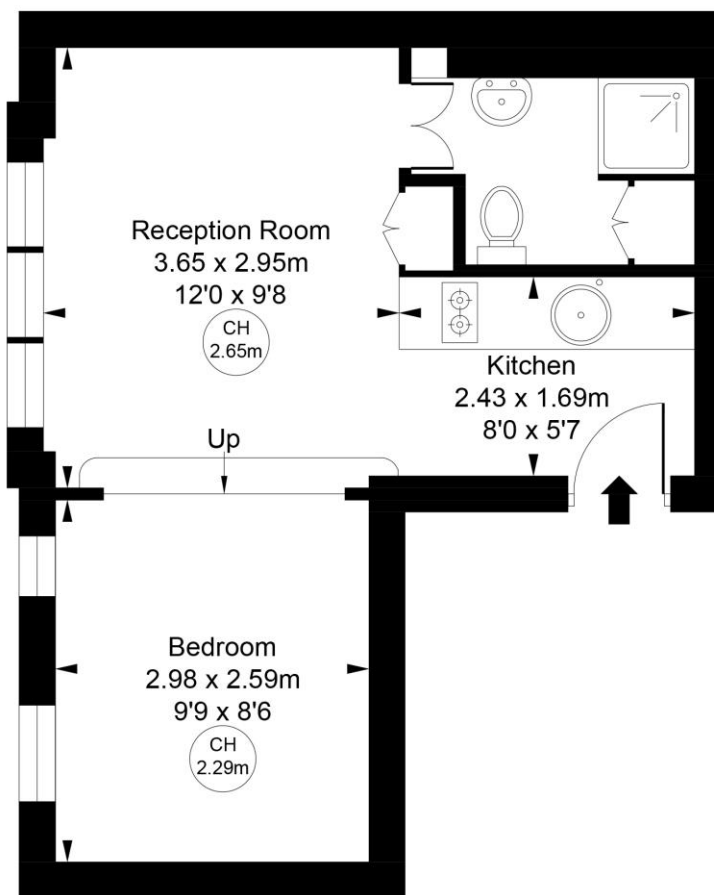


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Approximate Gross Internal Area

27.52 sq m / 296 sq ft

(CH = Ceiling Heights)



Second Floor

Drawn to RICS Measurements Standard and for illustration Only.

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