

BRITTEN HOUSE | SW3



Winkworth

Britten House

Britten Street, Chelsea, London SW3 3UB

ASKING PRICE: 450,000 *subject to contract*

This contemporary studio apartment is situated on the second floor of an excellently positioned building in the heart of Chelsea.

The property features a spacious studio area, along with a separate kitchen and bathroom.

Britten House is conveniently located directly across from St. Luke's Gardens, situated to the north of Kings Road, and only a few minutes away from Chelsea Green Village.

TENURE: Share of Freehold. Lease expiring 999 years from 25 December 2001, therefore 977 years remaining

LOCAL AUTHORITY: Royal Borough of Kensington & Chelsea

COUNCIL TAX BAND: Band D

SERVICE CHARGE: £1,130 per quarter

RESERVE FUND: £163 per quarter

GROUND RENT: Peppercorn



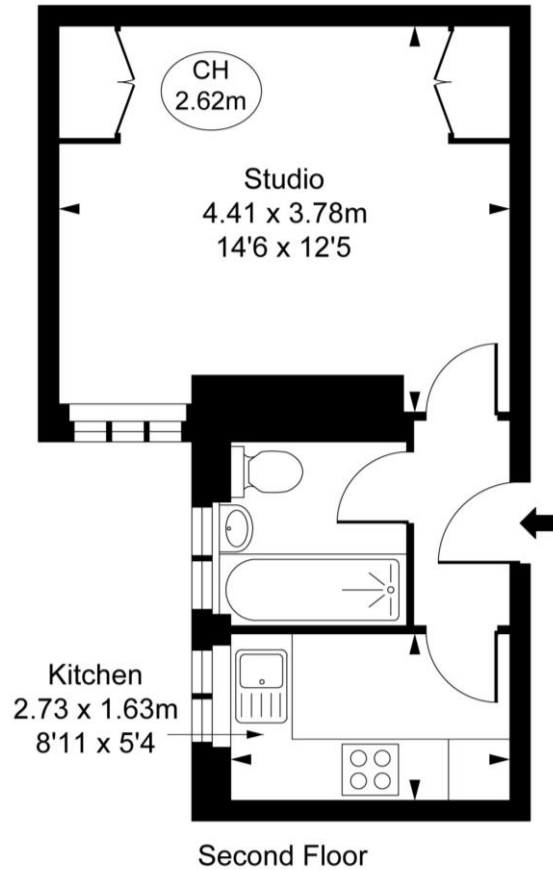


Location:

Britten House is situated on the Southern side of Britten Street at the junction of Chelsea Manor Street, immediately opposite St Luke's Gardens. It is within easy access of the numerous shops, restaurants and other amenities on and around Kings Road, Sloane Square, Knightsbridge and South Kensington. The nearest underground stations are at Sloane Square (District and Circle lines) and South Kensington (District, Circle and Piccadilly lines).

Studio | Second Floor | Passenger Lift | Newly Refurbished | GIA 301ft² | EPC Rating C

**Britten House,
Britten Street, SW3**
Approximate Gross Internal Area
27.03 sq m / 291 sq ft
(CH = Ceiling Heights)



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C	71	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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for every step...

This plan is not to scale. It is for guidance and not for valuation purposes.
All measurements and areas are approximate only, and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice.
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