



Kempsford Gardens, Earls Court, London, SW5

£565.38 per week* / £2,450 per month – Furnished / Part Furnished / Unfurnished

A well-presented and spacious garden flat, situated within this attractive period building on a pretty, tree-lined street.

1 Bedroom | 1 Reception Room | 1 Bathroom | Patio Garden | Vault Storage | Lower Ground Floor |
Approx. 604 sq ft | EPC: C

APPLICANT FEES MAY BE APPLICABLE
DEPOSIT OF 5 WEEKS' RENT
HOLDING DEPOSIT OF 1 WEEK'S RENT

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DESCRIPTION

This superb one bedroom, lower-ground floor apartment offers a large bedroom with built-in wardrobes and well-proportioned reception room with French-windows leading out to the private patio garden. The fully-fitted kitchen and shower room are located to the rear of the building.

Available from January on a part-furnished basis.



ACCOMMODATION

1 Bedroom, 1 Reception Room,
1 Bathroom, Patio Garden, Vault Storage,
Lower Ground Floor, Furnished,
Approx. 604 Sq ft

COUNCIL TAX BAND

Band D



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	76 C	80 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

KEMPSFORD GARDENS SW5

APPROX. GROSS INTERNAL AREA *

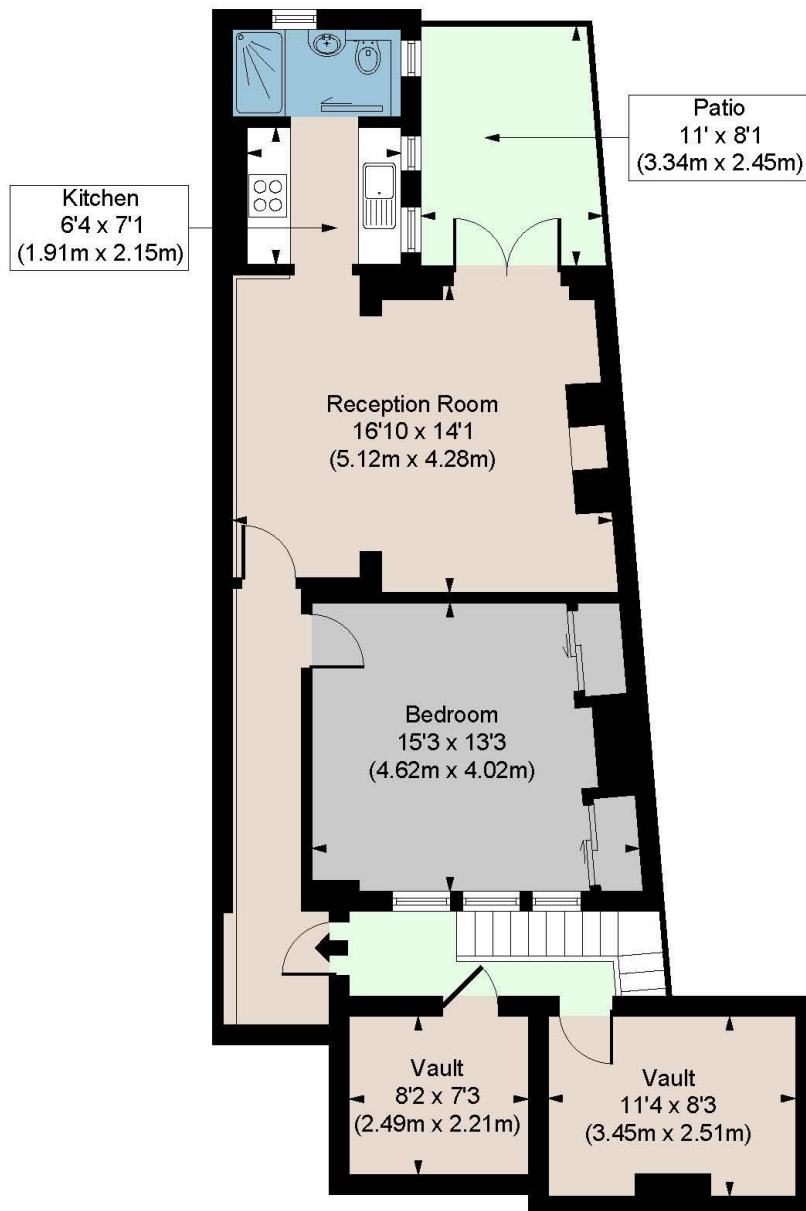
763 Ft² - 70.93 M² (Including Vault)

604 Ft² - 56.12 M² (Excluding Vault)

Illustration For Identification Only, Not to Scale

All Calculations include Any/All Areas Under 1.5m Head Height.

* As Defined by RICS - Code of Measuring Practice



LOWER GROUND FLOOR

Floorplan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floorplan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. Liability for errors, omissions or mis-statement through negligence or otherwise is hereby excluded.

CPCREATIVE
PROPERTY MARKETING

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

**Please note, the rent cannot be paid on a weekly basis*

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