



23, Wetherby Mansions

London, SW5 9BH

An unmodernised two-bedroom apartment boasting a wealth of unique original period features set on the first floor.

A rarely available opportunity for an unmodernised two-bedroom apartment boasting a wealth of unique original period features. This property is situated on the first floor of this highly acclaimed period mansion block and offers well-proportioned rooms all with glorious high ceilings and plenty of natural light.

Location:

Wetherby Mansions is quietly situated just off Earls Court Square and sits in the heart of the Earls Court Square Conservation area and is ideally located for a number of shops restaurants and Cafes as well as the excellent transport links provided by West Brompton over ground and Circle, District and Piccadilly Lines at Earls Court Underground.

ASKING PRICE: £1,250,000 Subject to Contract

TENURE: Leasehold (953yrs remaining)

LOCAL AUTHORITY: The Royal Borough of Kensington & Chelsea

COUNCIL TAX BAND: Band F

SERVICE CHARGE: Approx £2,000 per annum

GROUND RENT: £150 per annum





Leasehold | Two double bedrooms | First Floor | Balcony

WETHERBY MANSIONS EARLS COURT SQUARE SW5

APPROX. GROSS INTERNAL AREA *

1155 Ft² - 107.34 M²

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



FIRST FLOOR

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		83
(69-80) C		
(55-68) D		
(39-54) E	39	
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

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.