



CADOGAN PLACE, LONDON, LONDON, SW1X

£1,475 per week (£6,391.67 pcm)

FEATURES

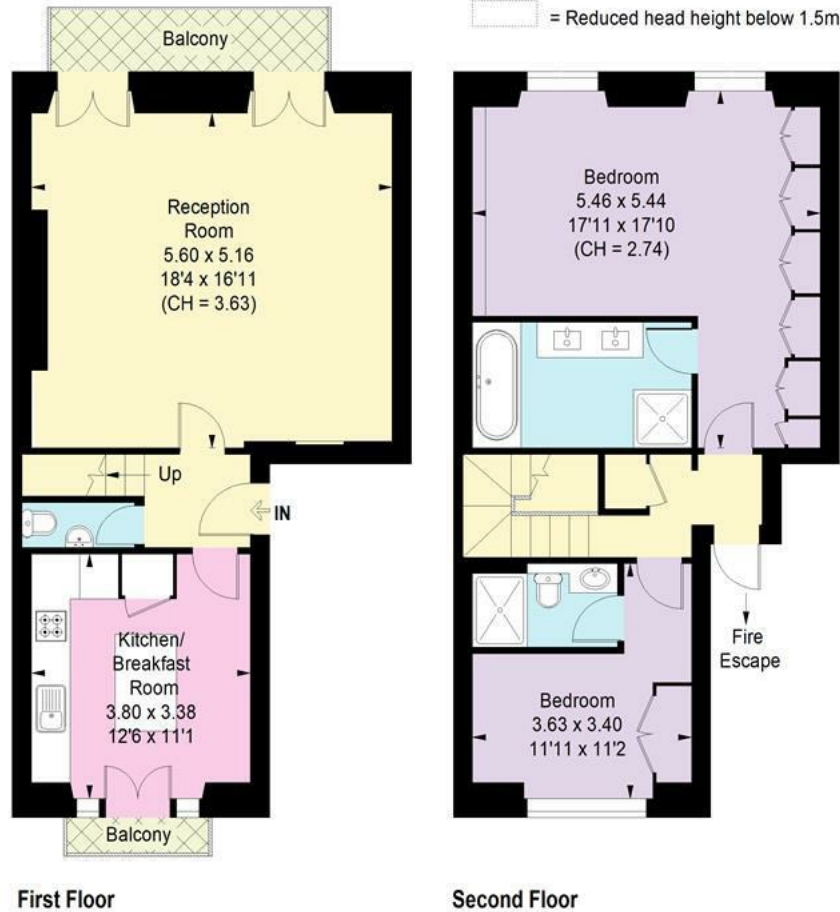
- First & Second floor 2 bedroom, 2 bathroom apartment
- Presented in excellent decorative order
- Two balconies and access to the beautiful communal gardens opposite
- Heating and hot water cost included in the rental
- Only 0.5 miles walk from Hyde Park
- Marquee address overlooking the communal gardens
- Exceptional reception room with 3.6 m ceiling height
- Excellent storage including a separate storage room
- Superbly located 0.4 miles from Sloane Square and Knightsbridge tube station



Maskells

Cadogan Place, Belgravia, SW1X

Approximate Floor Area = 97.5 sq m / 1050 sq ft



Not to scale, for guidance only and must not be relied upon as a statement of fact.
All measurements and areas are approximate only

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Council Tax Band G

A sublime two bedroom, two bathroom first & second floor maisonette, presented in excellent decorative order and with the benefit of two balconies (front and rear), situated on a prime Belgravia street opposite the beautiful Cadogan Place gardens (to which the flat comes with access) only a few minutes walk to both Sloane Square and Knightsbridge Underground station.

The flat has been meticulously maintained and features a voluminous first floor reception room extending to over 310 Sq. ft (29 Sq. m) with 3.6 m ceiling height, and floor to ceiling windows with a balcony leading off.

The accommodation comprises; entrance hall, reception room, fully fitted eat-in kitchen with breakfast bar, master bedroom with built in wardrobes and en-suite bathroom, second bedroom also with built in wardrobes and an en-suite shower room. There are two small private balconies at the front and rear of the apartment. EPC D.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		80
(55-68)	D	67	
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

