



20, Harcourt Terrace

London, SW10 9JR

A fantastic west facing, first floor flat with the benefit of two terraces.

This property has been well maintained throughout, in the reception there is an abundance of light owing to its large floor to ceiling French windows which lead onto your balcony at the front of the property.

To the rear of the flat you have a good size double bedroom which has built in wardrobes. There is then the added advantage of a generous west facing terrace, ideal for entertaining and quiet enjoyment.

Harcourt Terrace is a sought after address ideally located between the Fulham Road and just west of the Boltons.

It is ideally situated and well positioned for the many shops, bars and restaurants of Fulham Road and Hollywood Road to the south and Old Brompton Road to the north. Earls Court and Gloucester Road Underground stations are a short walk away.

ASKING PRICE: £1,050,000 Subject to Contract

TENURE: Share of Freehold (973yrs and 9 months remaining)

LOCAL AUTHORITY: The Royal Borough of Kensington & Chelsea

COUNCIL TAX BAND: Band F

SERVICE CHARGE: Circa £2,200 per annum

GROUND RENT: peppercorn





First Floor Flat | Large west facing Terrace | Share of Freehold



HARCOURT TERRACE SW10

APPROX. GROSS INTERNAL AREA *
587 Ft² - 54.54 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

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.

CP CREATIVE
PROPERTY MARKETING

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C	70	78
(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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