



8, Collingham Place

London, SW5

Well presented two double bedroom flat set on the third floor of a mid terrace Victorian building.

The flat benefits from bright, elegantly proportioned rooms with open views and a south facing terrace (not demised). There is a kitchen off the reception room, both overlooking the street, and the two bedrooms are situated quietly to the rear of the building.

Collingham Place is a quiet one way street located just north of Courtfield Gardens, well situated for the excellent local amenities with Gloucester Road and Earls Court underground stations a short walk away and many local shops and restaurants close by.

Asking Price: £750,000 Subject to Contract

Tenure: Share of Freehold (111yrs remaining)

Local Authority: The Royal Borough of Kensington & Chelsea

Council tax band: E

Service Charge: circa £4,000pa

Ground Rent: Peppercorn





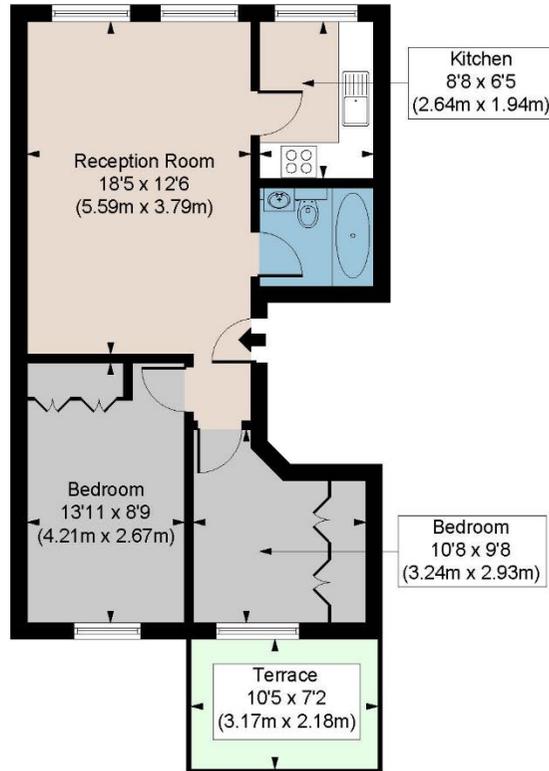
Two double bedrooms | Share of Freehold | South Facing Terrace (not demised)

COLLINGHAM PLACE SW5

APPROX. GROSS INTERNAL AREA *
592 Ft² - 54.99 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



THIRD 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.

GPCREATIVE
PROPERTY MARKETING

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		82
(81-91) B		
(69-80) C	76	
(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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