



SUSAN METCALFE
RESIDENTIAL



Harcourt Terrace, Chelsea, SW10

£1,225,000

Bedrooms	2
Bathrooms	1
Surface	809 sqft
Tenure	Leasehold plus share of Freehold 978 years
Service Charge	£4,504
Outdoor Space	Garden
Parking	Residents Permit
Council Tax	Council Tax Band: F (RBKC)

GROUND FLOOR FLAT WITH GARDEN

An attractive raised ground floor flat situated on the ever-popular Harcourt Terrace in the heart of Chelsea. There is a perfect home office/2nd bedroom overlooking the garden. The kitchen and the principal bedroom open on to a private terrace. The property benefits from high ceilings, wooden floors throughout and a private good size garden. In addition to the private garden, there is access to a large communal first floor roof terrace. There is gas central heating together with electric underfloor heating to the kitchen and bathroom and ample useful storage above the hallway.

Features

Entrance Hall, Reception/Dining Room, Fully Fitted Eat-In Kitchen, Principal Bedroom, 2nd Bedroom/Study, Shower Room, Utility Room, Terrace,

10 HOLLYWOOD ROAD CHELSEA SW10 9HY

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Garden.



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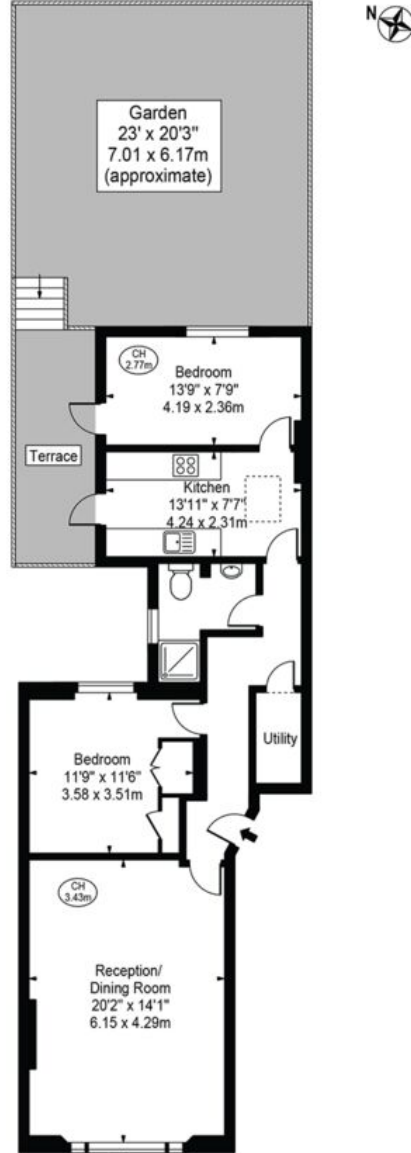


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Approx. Total Internal Area 809 Sq Ft - 75.16 Sq M
(Including Restricted Height Area)

Restricted Height Area 21 Sq Ft - 1.95 Sq M



Ground Floor

For Illustration Purposes Only - Not To Scale

This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer or contract. Any intending purchaser or lessee should satisfy themselves by inspection, searches, enquiries and full survey as to the correctness of each statement. Any areas, measurements or distances quoted are approximate and should not be used to value a property or be the basis of any sale or let.



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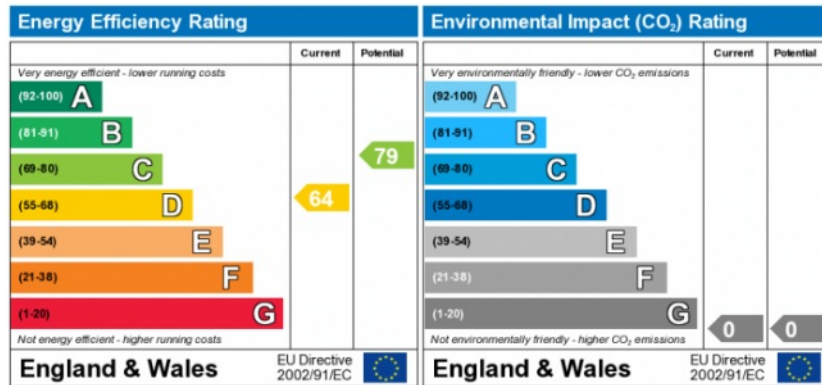
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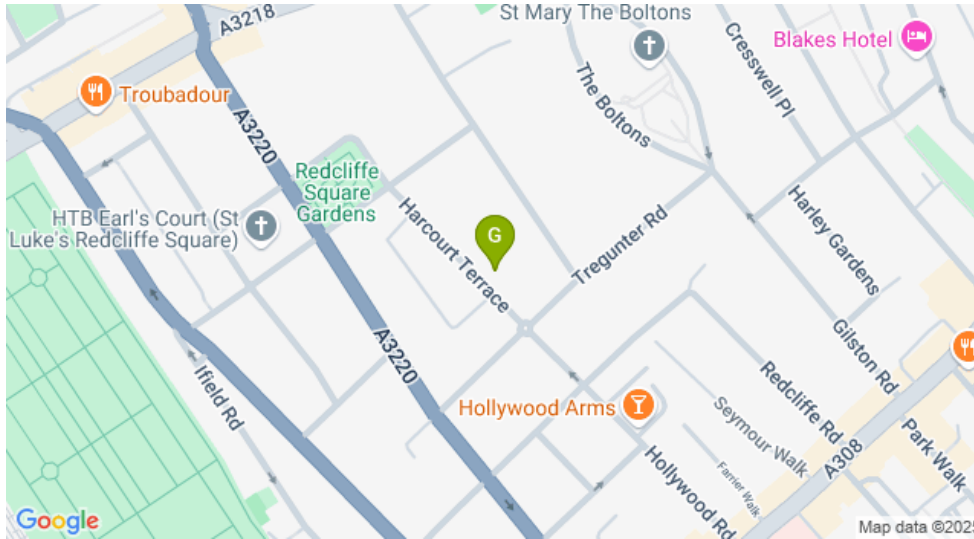


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The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO₂) emissions. The higher the rating the less impact it has on the environment.



IMPORTANT NOTICE

Susan Metcalfe Residential, their clients and any joint agents give notice that: 1: They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2: Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Susan Metcalfe Residential have not tested any services, equipment or facilities.



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