

FLAT C, 50-51 ELM PARK GARDENS, LONDON, SW10 9PA  
£4,000 PER MONTH  
COUNCIL TAX BAND: D

TRISPENS



NESTLED IN THE CHARMING AREA OF CHELSEA, THIS DELIGHTFUL STUDIO OFFERS A PERFECT BLEND OF COMFORT AND CONVENIENCE. WITH A MODEST YET WELL-DESIGNED SPACE OF 333 SQUARE FEET, THIS PROPERTY IS IDEAL FOR INDIVIDUALS OR COUPLES SEEKING A COSY HOME IN A VIBRANT NEIGHBOURHOOD.

THE HOUSE FEATURES A WELCOMING RECEPTION ROOM, PROVIDING A WARM AND INVITING ATMOSPHERE FOR RELAXATION OR ENTERTAINING GUESTS. THE WELL-APPOINTED BATHROOM ENSURES THAT YOUR DAILY ROUTINES ARE BOTH COMFORTABLE AND EFFICIENT.

ELM PARK GARDENS IS KNOWN FOR ITS PICTURESQUE SURROUNDINGS AND COMMUNITY SPIRIT, MAKING IT AN EXCELLENT CHOICE FOR THOSE WHO APPRECIATE A TRANQUIL YET ACCESSIBLE LIFESTYLE. WITH LOCAL AMENITIES, PARKS, AND TRANSPORT LINKS NEARBY, YOU WILL FIND EVERYTHING YOU NEED WITHIN EASY REACH.

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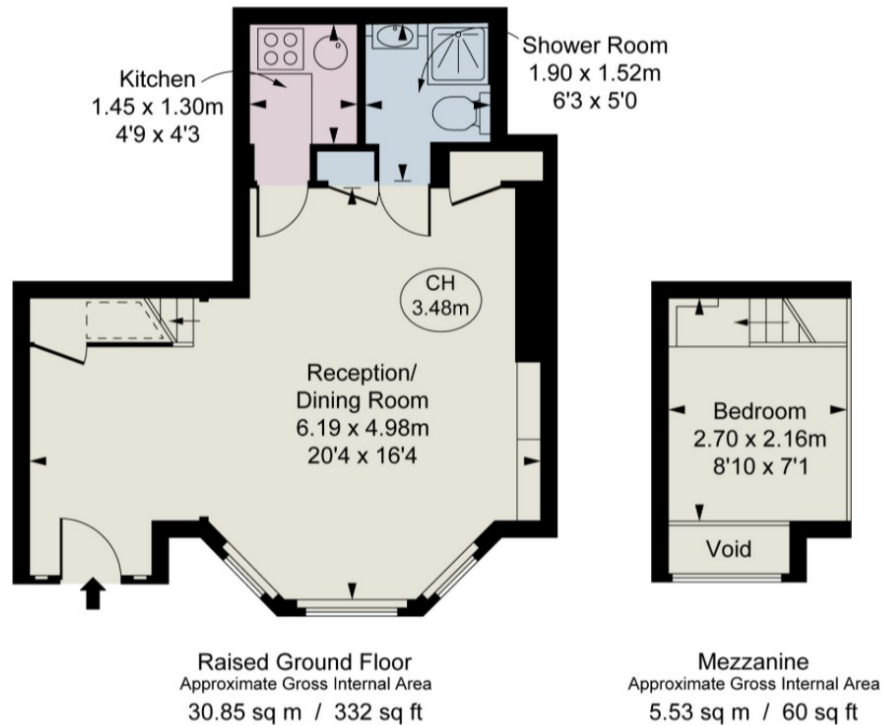
## Elm Park Gardens, SW10

Approximate Gross Internal Area  
36.39 sq m / 392 sq ft

( Including restricted height  
under 1.5m (-----) )

( Excluding Void )

( CH = Ceiling Height )



This plan is not to scale. It is for guidance and not for valuation purposes.

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