



## LENSBURY AVENUE

CHELSEA, SW6

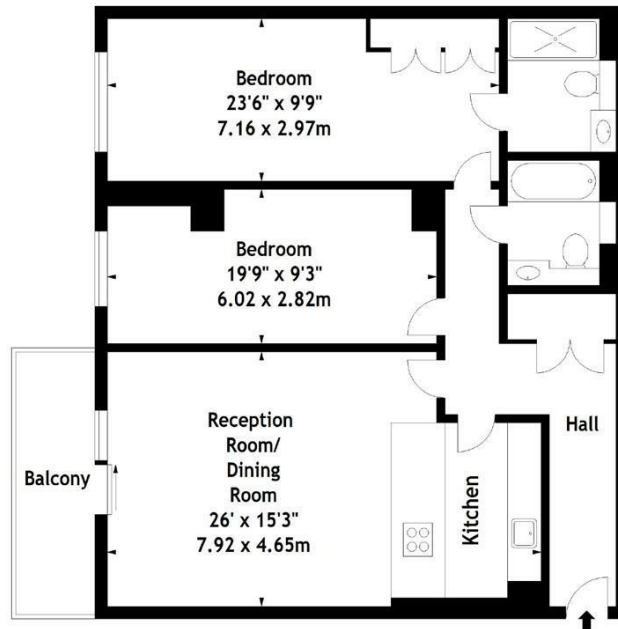
£3,142 PER MONTH

Superb and spacious two bedroom apartment located on the first floor within this new luxury development. Extending to 1069 sqft the apartment offers a large reception with open plan kitchen, balcony and family bathroom. Both double bedrooms are well proportioned, benefitting with an en-suite shower room to the master bedroom.

The apartment comes with secure underground parking space and gym membership. Viewings are highly recommended.

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Dolphin House,  
Lensbury Avenue, SW6  
Approx. Gross Internal Area  
1068 Sq Ft - 99.22 Sq M



Second Floor

Measured in accordance with RICS guidelines. Every attempt is made to ensure accuracy, however all measurements are approximate. This floor plan is for illustrative purposes only and is not to scale.  
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>	86	87
(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	

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/tenants are advised to recheck the measurements

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