



CHATTERTON | REES



50A Draycott Place, London, SW3 2SA

**Guide price £1,650,000**

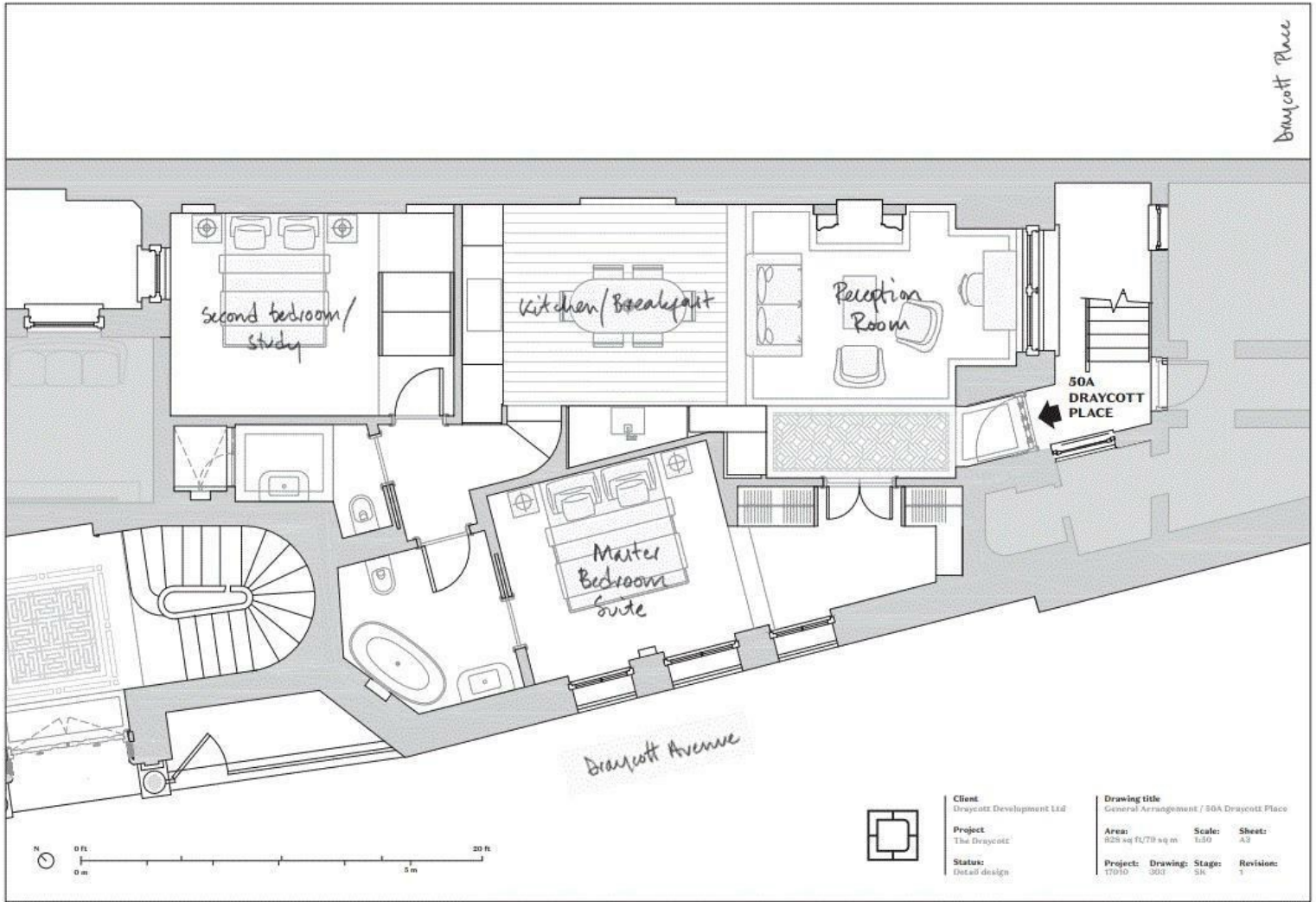
The Draycott is a collection of ten bespoke designed, limited edition revival style apartments in the heart of Chelsea and we are proud to bring to market this beautiful 2 bedroom, 2 bathroom apartment which is absolutely stunning. With the building's Dutch-inspired original terracotta façade, typical of Draycott Avenue, the internal structure has all been stripped away, renewed and reconfigured. The apartment is like no other with an attention to detail for both ease of living and aesthetically pleasing which is unrivalled in its field.

Chelsea has been an enclave of distinctive character and charm, attracting people from the worlds of art, music, fashion and theatre. Its history echoes through the streets -- forming a beat entirely of its own. This apartment beautifully marries the charm and character of the past with the modern day lifestyle where you can lock up and go and explore everything Chelsea has to offer.



# Floor Plan

Draycott Place



**Client:** Draycott Development Ltd  
**Project:** The Draycott  
**Status:** Detail design

**Drawing title:** General Arrangement / 50A Draycott Place  
**Area:** 828 sq ft, 77 sq m  
**Scale:** 1:50  
**Sheet:** A3  
**Project:** 17010  
**Drawing:** 303  
**Stage:** SK  
**Revision:** 1

## Area Map



## Energy Efficiency Graph

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		
Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(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 environmentally friendly - higher CO <sub>2</sub> emissions		
<b>England &amp; Wales</b> EU Directive 2002/91/EC		

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