

# Lurline Gardens | London, SW11



**£4,250 Per Month**

- Period Mansion Apartment • Two Double Bedrooms • Bright and Spacious Throughout • Good size Eat-In Kitchen • Reception Leading to South Facing Balcony • Fully Furnished • Short Walk to Chelsea Bridge • Moments from Battersea Park • Excellent Transport Links • **SHORT TERM RENTAL**

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SHORT TERM RENTAL. Fantastic 3rd floor period mansion flat in superb residential setting moments away from Battersea Park, a short walk from Chelsea Bridge.

Both Queenstown Road and Battersea Park Stations are within 5 minutes walk providing quick direct trains to Waterloo (10 minutes) and Victoria (5 minutes). Also well placed for Battersea Power Station Tube (Northern Line) and good bus services into the West End, Westminster and the City.

Accommodation comprises bright reception room opening onto a private south facing balcony, separate well appointed eat-in kitchen with fully integrated appliances, 2 double bedrooms with fitted storage and contemporary bathroom with shower.

Benefits from period features including large sash windows, high ceilings and character fireplaces. Available furnished from 25th July for short term tenancy up to 15th September. Bills are included, tenancy is subject to a 2 weeks rent deposit and references. Please ask us for more details. SHORT TERM RENTAL.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
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) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

These particulars are designed to provide a guideline only and cannot be relied upon as a statement of fact. The description represents the opinion of the author and is not intended to provide false or misleading information. Any prospective purchaser should make further checks on its accuracy. All measurements are approximate and floorplans are for representation only.



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