



**EXHIBITION ROAD, SOUTH KENSINGTON, SW7**  
£725 per week\*

**Carter Jonas**

# EXHIBITION ROAD, SOUTH KENSINGTON, SW7

A super, spacious two bedroom duplex situated on the third and fourth floors (access on second floor and no lift) of this period building. The views are lovely and the natural light makes this a comfortable London base. EPC rating: D

Positioned towards the bottom of Exhibition Road, you have everything on your doorstep including restaurants, cafes, shops, world-class museums and South Kensington underground station.

Reception with fully fitted open-plan kitchen, 2 double bedrooms, shower room. Unfurnished.

Minimum term 12 months

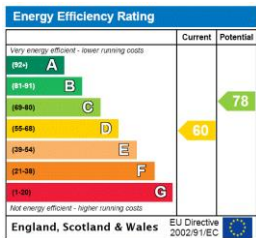
Holding deposit is 1 week's rent

Security deposit is 5 week's rent

Royal Borough of Kensington & Chelsea

Council tax band: G

- Council Tax Band = G
- Deposit Required = £3,625.00
- Long Let, Minimum term 12 months
- South Kensington underground
- EPC = D



South Kensington & Knightsbridge Letting 020 7584 7020

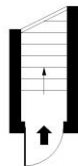
chelsea@carterjonas.co.uk

25-27 Harrington Road, London, SW7 3EU



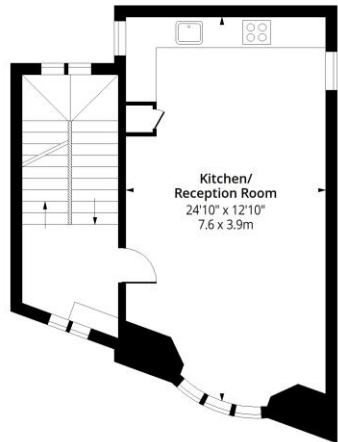
## Exhibition Road, SW7

Approx. Gross Internal Area 876 Sq Ft - 81.38 Sq M



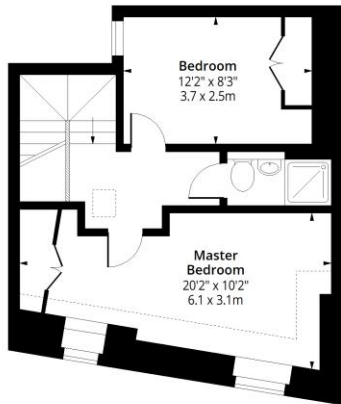
### Second Floor Entrance

Floor Area 20 Sq Ft - 1.86 Sq M



### Third Floor

Floor Area 442 Sq Ft - 41.06 Sq M



### Fourth Floor

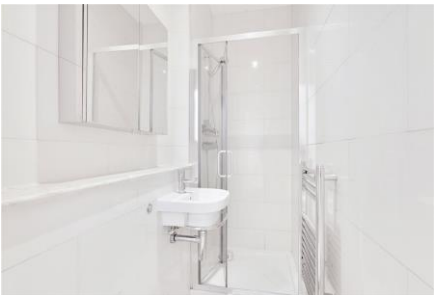
Floor Area 414 Sq Ft - 38.46 Sq M



Measured according to RICS IPMS2. Floor plan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floor plan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. 1 sq m = 10.76 sq feet.

lpaplus.com

Date: 17/11/2023



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Classification L2 - Business Data

### IMPORTANT INFORMATION

These particulars are for general information purposes only and do not represent an offer of contract or part of one. Carter Jonas has made every attempt to ensure that the particulars and other information provided are as accurate as possible and are not intended to amount to advice on which you should rely as being factually accurate. You should not assume that the property has all necessary planning, building regulations or other consents and Carter Jonas have not tested any services, facilities or equipment. Any measurements and distances given are approximate only. Where Carter Jonas have been provided with a floorplan by a third party, we can not guarantee that the floorplan has been measured in accordance with IPMS. Purchasers or prospective tenants must satisfy themselves of all of the aforementioned by independent inspection or otherwise. Although we make reasonable efforts to update our information, neither Carter Jonas nor anyone in its employment or acting on its behalf makes any representations warranties or guarantees, whether express or implied, in relation to the property, or that the content in these particulars is accurate, complete or up to date. Our images only represent part of the property as it appeared at the time they were taken and do not represent the furnishings included, these are confirmed in a separate inventory. If you require further information please contact us.

\* Administration fees may apply depending on tenancy type. Please contact your local branch for this information.