



# Chelsea International

**C3, C4, C10 & C11 Great Hall, Kingsway Square, 96 Battersea Park Road, London SW11**



**Price: £1,050,000 Leasehold**

**Four Studio Apartments**

**Situated in this beautifully converted former college building and in close proximity to the open spaces of Battersea Park and within walking distance of Battersea Park Station, a great opportunity to purchase FOUR STUDIO APARTMENTS currently generating an income of £41,600 per annum. All the studios are 338 square feet each with their own garden terraces and are currently all let on AST's. In addition the building is portered from 8am to 10pm every day and each tenant has access to a large, communal roof terrace. Furthermore, each flat comes with its own bicycle space.**

CHELSEA INTERNATIONAL

15 Radnor Walk

London SW3 4BP

Fax- 020 7349 9967

Sales

020 7349 9094

Lettings

020 7349 9495

[www.chelseainternational.co.uk](http://www.chelseainternational.co.uk)

## **Terms and Conditions**

### **Tenure**

Leasehold; 999 years approx unexpired

### **Ground Rent:**

£250 per annum for the initial ten years from 2008

### **Service Charge:**

Approximately £1000 per flat per annum including hot water and heating

### **Price**

£1,050,000 Subject To Contract

#### **THE PROPERTY MISDESCRIPTIONS ACT 1993**

The Agent has not tested any apparatus, equipment, fixtures and fittings or services and so cannot verify that they are in working order or fit for the purpose. A Buyer is advised to obtain verification from their Solicitor or Surveyor. References to the Tenure of a Property are based on information supplied by the Seller. The Agent has not had sight of the title documents. A Buyer is advised to obtain verification from their Solicitor.