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# Cornwall Gardens, London

£995,000

2 bedroom flat for sale

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## Description

A bright, well-proportioned and newly modernised two bedroom flat on the third floor of a south facing period building overlooking communal gardens. Cornwall Gardens is a highly sought-after garden square, a short walk from Hyde Park and moments from Gloucester Road tube station.

Two Bedrooms : Two Bathrooms : Reception Room : Kitchen : Communal Gardens

Disclaimer: a Director of Milton Stone has an interest in this property.

## Tenure

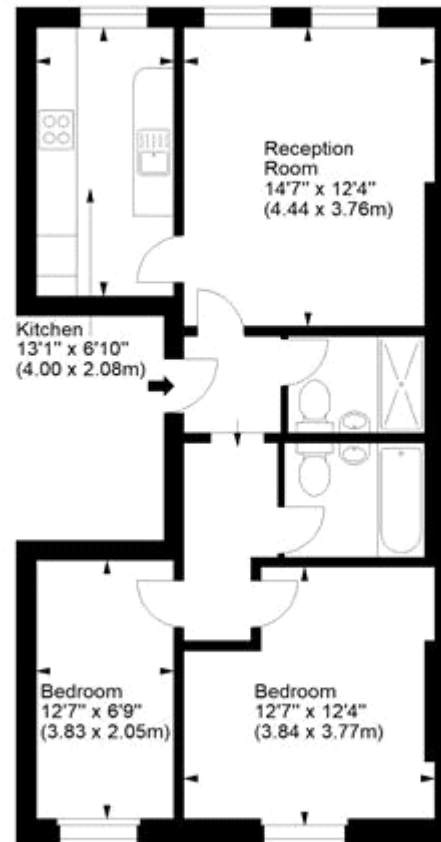
Leasehold





## Cornwall Gardens, SW7

Approx. Gross Internal Area  
670 Sq Ft - 62.24 Sq M



### Third Floor

For illustration purposes only. Not to scale.  
All measurements are taken and shown at floor level.  
[www.r3photography.co.uk](http://www.r3photography.co.uk) © Photography / Floor Plans / Lease Plans / EPCs





Energy Efficiency Rating		Environmental Impact (CO <sub>2</sub> ) Rating	
	Current	Potential	
Very energy efficient - lower running costs (92-100) <b>A</b>			Very environmentally friendly - lower CO <sub>2</sub> emissions (92-100) <b>A</b>
(81-91) <b>B</b>			(81-91) <b>B</b>
(69-80) <b>C</b>			(69-80) <b>C</b>
(55-68) <b>D</b>			(55-68) <b>D</b>
(39-54) <b>E</b>			(39-54) <b>E</b>
(21-38) <b>F</b>			(21-38) <b>F</b>
(1-20) <b>G</b>			(1-20) <b>G</b>
Not energy efficient - higher running costs			Not environmentally friendly - higher CO <sub>2</sub> emissions
<b>England &amp; Wales</b>		<b>61</b>	<b>England &amp; Wales</b>
EU Directive 2002/91/EC			EU Directive 2002/91/EC
The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.			The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO <sub>2</sub> )

Viewing by appointment only  
Milton Stone - Head Office  
53 Abingdon Road, London W8 6AN  
Tel: 0207 938 2311 Email: [sophie@miltonstone.com](mailto:sophie@miltonstone.com) Website: <http://www.miltonstone.com>

