



RUSSELL SIMPSON

Spacious three-bedroom flat to let in
Chelsea, with communal garden
access

EVELYN GARDENS
SOUTH KENSINGTON SW7

Evelyn Gardens

£4,500 _{P/W}

BEDROOMS 3	INTERNAL 2,625 _{SQ FT} 243 _{SQM}	OUTDOOR —	FURNISHED STATUS Unfurnished
BATHROOMS 3		EPC D	COUNCIL TAX RBKC, H

The Property

Large lateral flat moments away from the Fulham Road, with a wide garden frontage and grand reception rooms.

Entering the flat on the first floor, the lobby leads through to a pair of generous reception rooms, connected via sliding double doors. The two rooms look out over the communal garden, with tall sash windows and a south-facing aspect, filling these spaces with light.

The larger room opens onto a modern kitchen with a minimalist design, adding to the sense of space. Next door is a study, kept private from the rest of the property by a short flight of stairs.



img 2

Bright Reception Room



Indoor Spaces

On the other side of the flat is a spacious principal bedroom with copious inbuilt storage and an ensuite bathroom, as well as a bay window sharing the garden views. Two more bedrooms, both ensuite, face the front of the building. A guest loo and utility room complete the property.

img 1

Modern Kitchen





Outdoor Spaces

The flat is unfurnished, but otherwise decorated in a grand style, with carved stone fireplaces and ornate cornices, as well as unusually high ceilings.

Residents have the right to access the private communal garden square, with its mix of lawns, flower beds and mature trees. In addition, the building has a lift.



The Neighbourhood

Evelyn Gardens was built in the late nineteenth century, named after the Victorian politician and philanthropist William Evelyn. It is lined with large red-brick houses built in the Domestic Revival style of the late Victorian Era, incorporating Anglo-Dutch decorative details. It is next door to the Fulham Road, and within walking distance of the King's Road, placing a wide range of restaurants and shops in easy reach. South Kensington underground station is also close.

Evelyn Gardens, SW7

Approximate Internal Area
3,625 sq ft / 244 sq m

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This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes, and compass bearings before making any decisions reliant upon them.



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