



ONSLow GARDENS, SOUTH KENSINGTON, SW7.

Price
£415 per week

Unusually spacious studio flat with wood floors throughout and good storage. 539 sq ft. This lovely contemporary style flat is surprisingly bright and is attractively furnished with a pull down bed as well as a large sofa and good dining table. This superb location is quietly situated only 2 minutes walk from South Kensington tube. The flat benefits from being away from Old Brompton Road at the quiet end of the street without any passing traffic.

Details

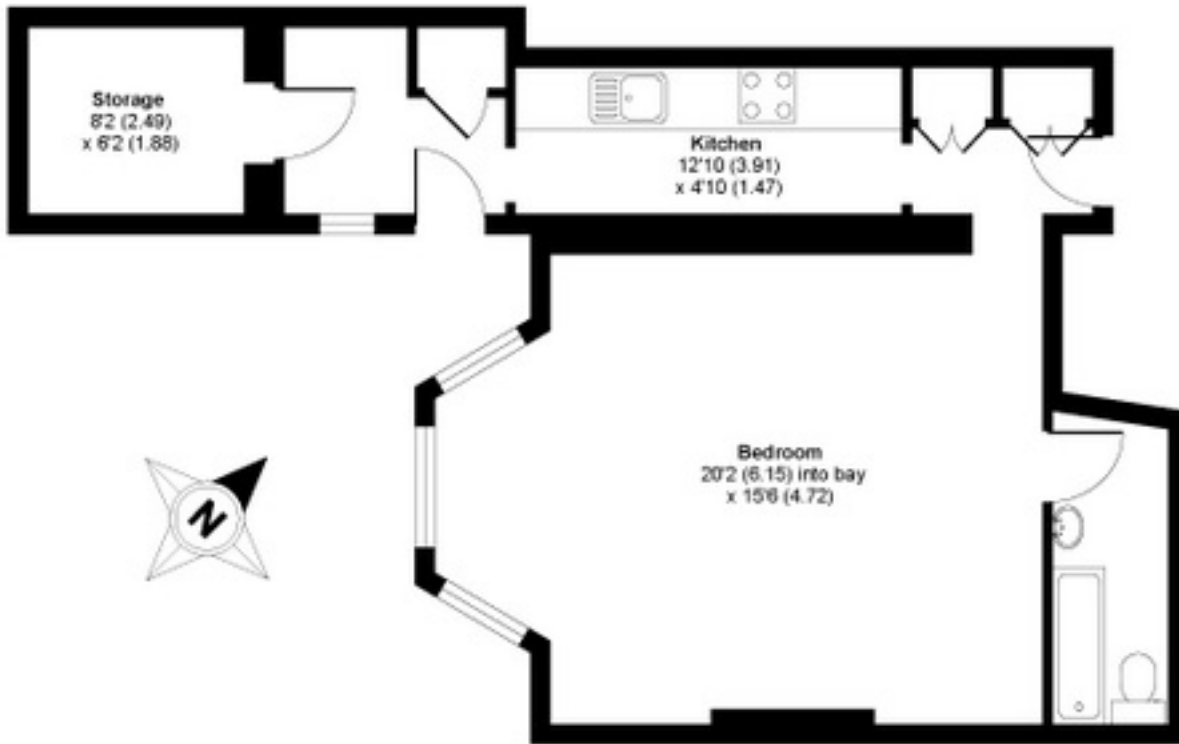
- Large studio room
- Bathroom with shower
- Fitted kitchen
- utility room
- wood floors
- Communal gardens
- Council tax band F

PLAZA estates

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LOWER GROUND FLOOR


GROSS INTERNAL AREA 539 SQFT 50 SQM

Terms and Conditions

Available: Available Now For Long Let
Price: £415 per week

EPC Information

Energy Performance Certificate



Flat 1
 86 Onslow Gardens
 LONDON
 SW7 3BS

Dwelling type: Ground-floor flat
Date of assessment: 03 March 2009
Date of certificate: 03 March 2009
Reference number: 8371-6627-5210-5817-3002
Total floor area: 48 m²

This home's performance is rated in terms of the energy use per square metre of floor area, energy efficiency based on fuel costs and environmental impact based on carbon dioxide (CO₂) emissions.

Energy Efficiency Rating

Rating	Current	Potential
A (92-100)		
B (81-91)		
C (69-80)		
D (55-68)		
E (39-54)		
F (21-38)		
G (1-20)		

Net energy efficient - lower running costs

Environmental Impact (CO₂) Rating

Rating	Current	Potential
A (1-10)		
B (11-20)		
C (21-30)		
D (31-40)		
E (41-50)		
F (51-60)		
G (61-70)	66	67

Not environmentally friendly - higher CO₂ emissions

England & Wales 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 are likely to be.


The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO₂) emissions. The higher the rating the less impact it has on the environment.

Estimated energy use, carbon dioxide (CO₂) emissions and fuel costs of this home

	Current	Potential
Energy use	323 kWh/m ² per year	314 kWh/m ² per year
Carbon dioxide emissions	2.4 tonnes per year	2.3 tonnes per year
Lighting	£45 per year	£22 per year
Heating	£279 per year	£283 per year
Hot water	£168 per year	£168 per year

Based on standardised assumptions about occupancy, heating patterns and geographical location, the above table provides an indication of how much it will cost to provide lighting, heating and hot water to this home. The fuel costs only take into account the cost of fuel and not any associated service, maintenance or safety inspection. This certificate has been provided for comparative purposes only and enables one home to be compared with another. Always check the date the certificate was issued, because fuel prices can increase over time and energy savings recommendations will evolve.

To see how this home can achieve its potential rating please see the recommended measures.



The address and energy rating of the dwelling in this EPC may be given to EST to provide information on financial help for improving its energy performance.
For advice on how to take action and to find out about offers available to help make your home more energy efficient, call 0800 812 012 or visit www.energysavingtrust.org.uk/myhome

SUBJECT TO CONTRACT

VIEWING STRICTLY BY APPOINTMENT