



LYALL STREET, BELGRAVIA, SW1

£1,850,000

Superb third floor apartment which benefits from one of the largest roof terraces in the area.

Bedrooms	1
Bathrooms	1
Surface	612 sqft
Tenure	Share of Freehold
Outdoor Space	Roof Terrace
Parking	Residents Permit

Entrance Hall, Reception Room With Double Doors Leading To Eat-In Kitchen, Double Bedroom, Bathroom With Bath And Shower, Large Roof Terrace

Chelsea Office

10, Hollywood Road
London SW10 9HY

Knightsbridge Office

55, Beauchamp Place
London SW3 1NY

Contacts

✉ info@susanmetcalfe.com

☎ +44 (0)20 7581 3349

📄 +44 (0)20 7581 0331

🌐 www.susanmetcalfe.com





Chelsea Office

10, Hollywood Road
London SW10 9HY

Knightsbridge Office

55, Beauchamp Place
London SW3 1NY

Contacts

✉ info@susanmetcalfe.com

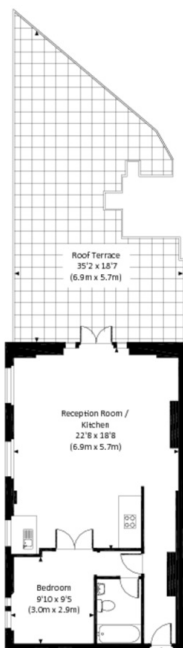
☎ +44 (0)20 7581 3349

📠 +44 (0)20 7581 0331

🌐 www.susanmetcalfe.com



LYALL STREET, SW1
Approx. gross internal area
612 Sq Ft. / 57 Sq M.



All measurements are approximate and for illustrative purposes only as defined by the RICS Code of Measuring Practice © 2018. Drawing: James Design www.drawingroom.com 020 7430 9999

Chelsea Office

10, Hollywood Road
London SW10 9HY

Knightsbridge Office

55, Beauchamp Place
London SW3 1NY

Contacts

✉ info@susanmetcalfe.com

☎ +44 (0)20 7581 3349

🖨 +44 (0)20 7581 0331

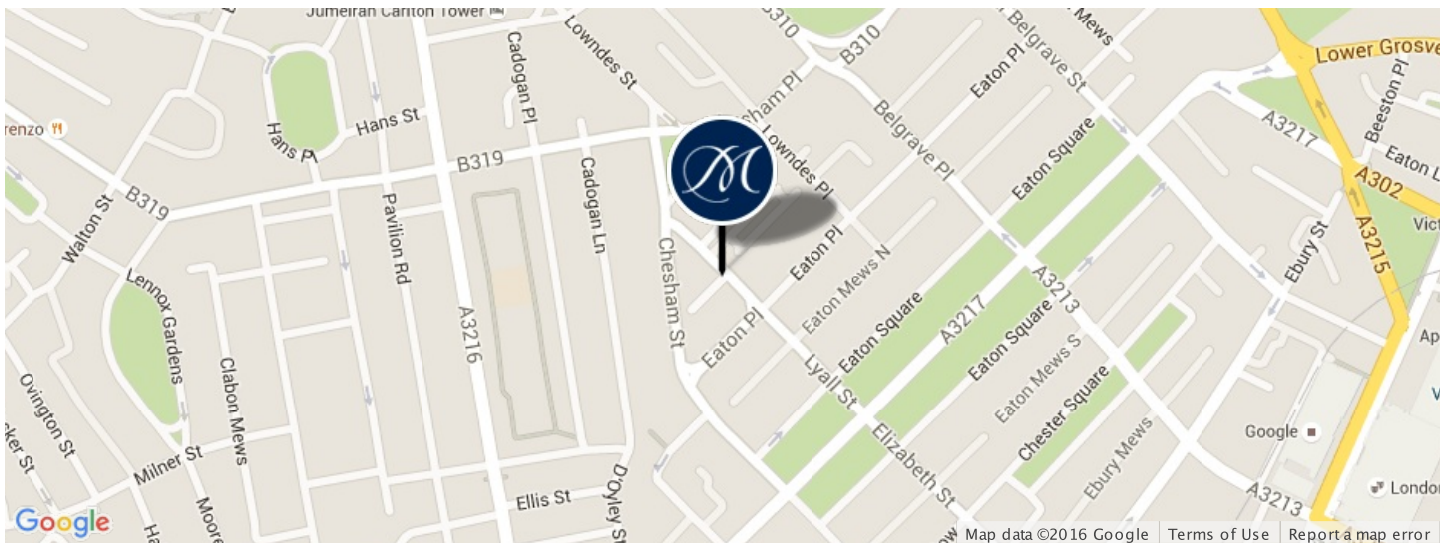
🌐 www.susanmetcalfe.com



Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92-100) A			(92-100) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC		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 will 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.



IMPORTANT NOTICE

Susan Metcalfe Residential, their clients and any joint agents give notice that: 1: They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2: Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Susan Metcalfe Residential have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.

Chelsea Office

10, Hollywood Road
London SW10 9HY

Knightsbridge Office

55, Beauchamp Place
London SW3 1NY

Contacts

✉ info@susanmetcalfe.com

☎ +44 (0)20 7581 3349

📄 +44 (0)20 7581 0331

🌐 www.susanmetcalfe.com

