



116 Cromwell Road, SW7 4XB  
£2,750 PCM

coopers  
OF LONDON EST. 1986

# 116 Cromwell Road, SW7

- Available Now
- Bedroom
- Bathroom
- Reception Room
- 24HR Concierge
- Lift

A well-presented one bedroom apartment located in this ever popular development with 24 hour concierge just moments from the Gloucester Road.

The accommodation offers a good sized living and dining area, fitted kitchen, a tiled bathroom with shower over bath and large double bedroom with fitted wardrobes.

This popular development is conveniently located within close proximity of both Gloucester Road & Earls Court Station with District, Circle and Piccadilly Lines.

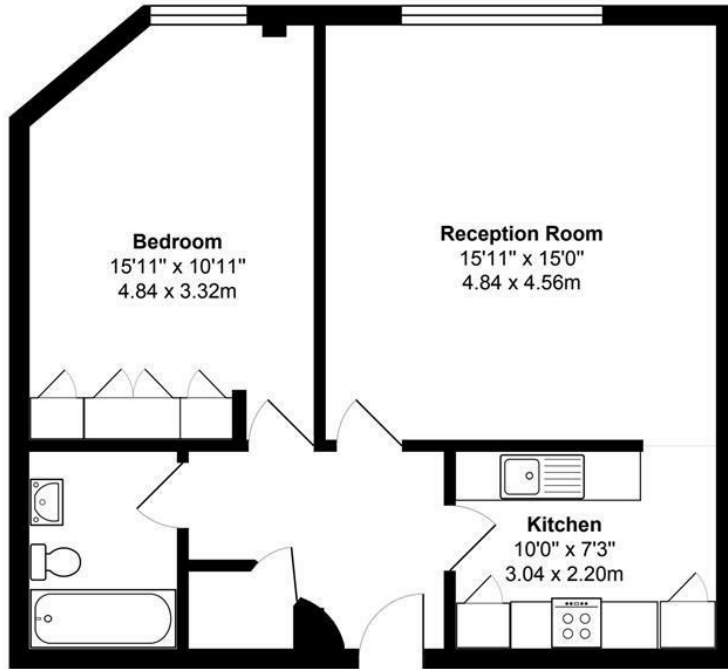
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**Third Floor**

Point West, Cromwell Road, SW7  
 Total Gross Area: 619 ft<sup>2</sup> ... 57.5 m<sup>2</sup>

All measurements are approximate and for identification guideline purposes only, not to scale.  
 Compliant with the RICS code of measuring practice

| Energy Efficiency Rating                    |  | Current                 | Potential |
|---|--|-------------------------|-----------|
| Very energy efficient - lower running costs |  |                         |           |
| (92 plus) A                                 |  |                         |           |
| (81-91) B                                   |  |                         |           |
| (69-80) C                                   |  |                         |           |
| (55-68) D                                   |  |                         |           |
| (39-54) E                                   |  |                         |           |
| (21-38) F                                   |  |                         |           |
| (1-20) G                                    |  |                         |           |
| Not energy efficient - higher running costs |  |                         |           |
|   |  | 73                      | 81        |
| England & Wales                             |  | EU Directive 2002/91/EC |           |

| Environmental Impact (CO <sub>2</sub> ) Rating                  |  | Current                 | Potential |
|---|--|-------------------------|-----------|
| Very environmentally friendly - lower CO <sub>2</sub> emissions |  |                         |           |
| (92 plus) A   |  |                         |           |
| (81-91) B   |  |                         |           |
| (69-80) C   |  |                         |           |
| (55-68) D   |  |                         |           |
| (39-54) E   |  |                         |           |
| (21-38) F   |  |                         |           |
| (1-20) G  |  |                         |           |
| Not environmentally friendly - higher CO <sub>2</sub> emissions |  |                         |           |
| England & Wales   |  | EU Directive 2002/91/EC |           |

### Viewing

Strictly by appointment with:  
 Coopers of London, 22 Cleveland Street,  
 Fitzrovia, London W1T 4JB  
[info@coopersonlondon.co.uk](mailto:info@coopersonlondon.co.uk)

**0207 580 9658**

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