



## Wolfe House, Kensington, London, W14

**Asking Price £1,475,000**



Stylish apartment boasting lots of natural light and secure underground parking.

New to the market this 2 bedroom, 2 bathroom luxury apartment is located on the 10th floor of Wolfe House with views towards both Kensington High Street and the Courtyard.

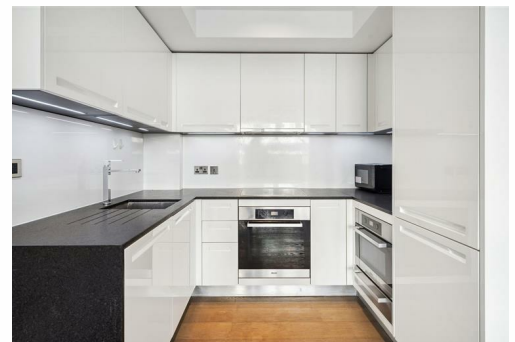
The development has a 24 hour concierge and extensive residents' amenities including cinema room, to gym, spa and pool.

Recently refurbished, this property ticks all the boxes for a comfortable home, a smart investment, or a convenient 'lock up and leave' pied-à-terre.

Wolfe House is situated at the end of Kensington High Street with easy access to Kensington Olympia overland and High Street Kensington tube station. The open spaces of Holland Park are just a short stroll away.

- 24-hour Concierge
- Residents Gym
- Recently Refurbished
- Secure Underground Parking
- Service Charge: £10,348.00 PA

- Residents Cinema Room
- Swimming Pool & Spa
- Close to Transport Links
- Ground Rent: £970 PA
- Tenure: 989 years





**Kensington High Street, W14**  
 Approximate Gross Internal Area = 784 sq ft / 72.8 sq m

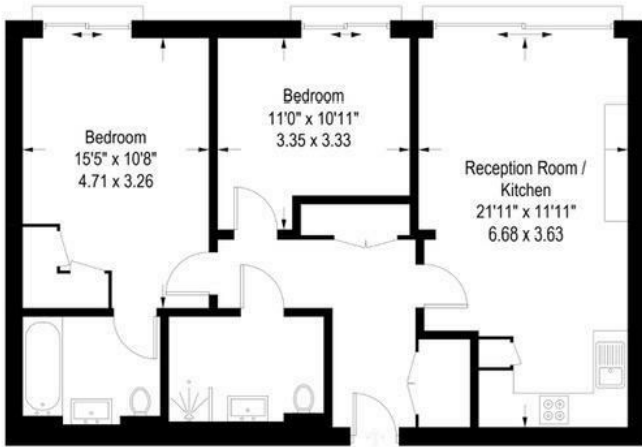
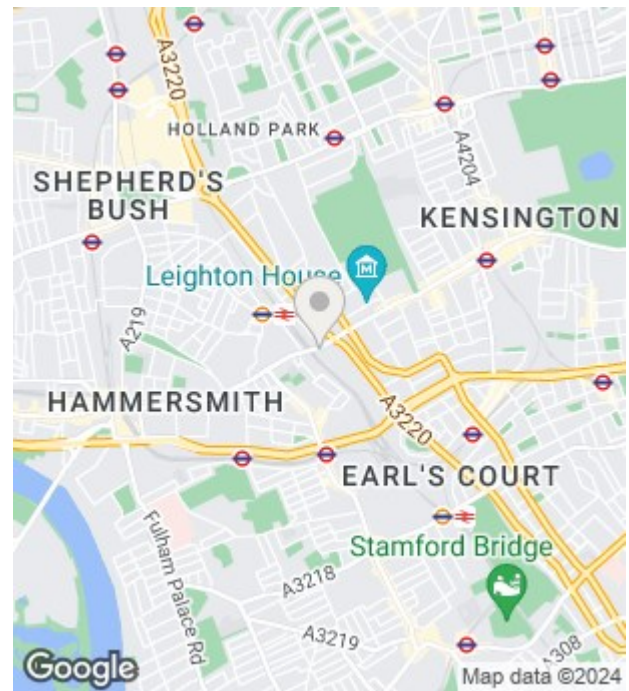


Illustration for identification purposes only. Measurements are approximate, not to scale. (C095818)



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
<b>England &amp; Wales</b>	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) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
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Not environmentally friendly - higher CO <sub>2</sub> emissions		
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