



**Benson House, London, W14**



**£750,000**

A LARGE, LUXURY one bedroom apartment located in a much sought after Kensington High Street development, with 24-hour concierge and 5 star residents amenities.

This second floor, light filled home is on the courtyard side of the building and comprises a spacious open plan kitchen/ living room, and a wonderful double bedroom with ample fitted wardrobes and a good sized bathroom.

The home benefits from seamlessly flowing wooden flooring, comfort cooling and the highest specification fittings throughout.

Benson House forms part of the 375 Kensington High Street scheme, created by the renowned St Edward group. Residents will enjoy access to the swimming pool, spa, gymnasium, private cinema and business suite.

Ideally situated just steps from multiple bus stops and only 0.3 miles from Kensington Olympia Station, this location offers excellent connectivity. Some of London's most iconic destinations and green spaces, including Holland Park, Kensington Palace, Kensington Gardens, and the renowned Hyde Park, are all within walking distance.

- 600 sq ft one bedroom apt
- Easy Access to Shops & Restaurants
- Courtyard side of the building
- Residents Gym & Spa
- Comfort Cooling
- 24 hr concierge / Security
- Residents Swimming Pool
- Tenure: 999 years
- Ground Rent: GBP774 pa
- Service Charge: GBP5,520 pa

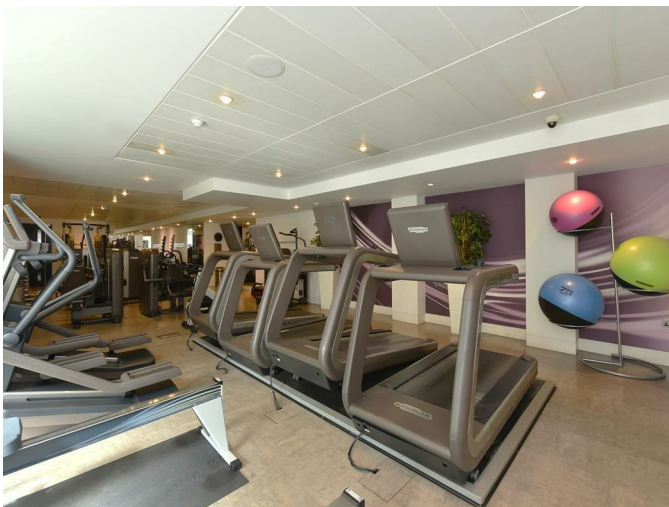
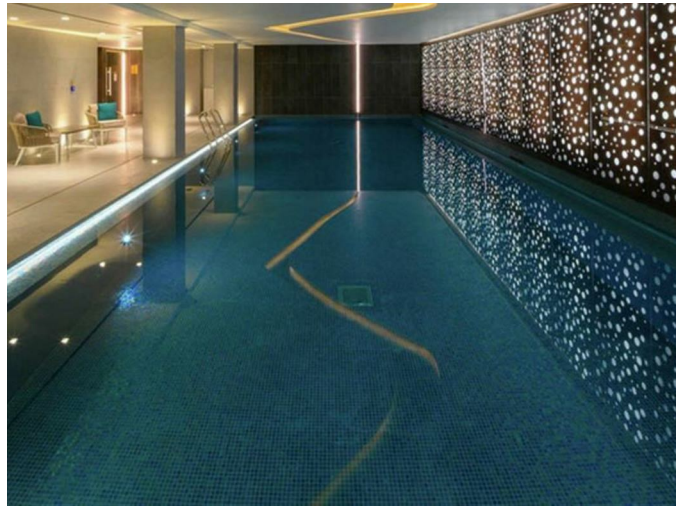
**REQUEST A VIEWING**  
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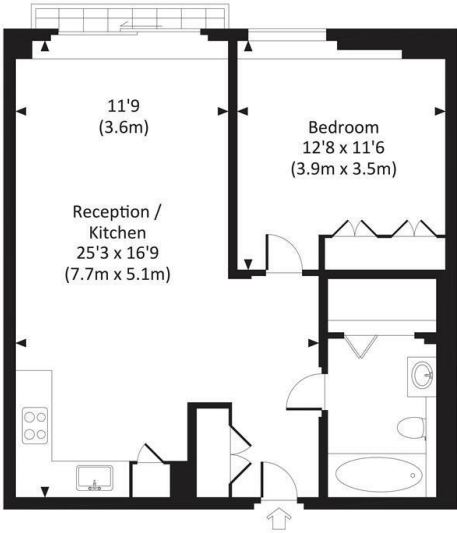


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SECOND FLOOR

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

