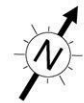


Stanford Road, W8

GROSS INTERNAL AREA  
195.4 sq m / 2103 sq ft



GROSS INTERNAL AREA (GIA)  
The footprint of the property  
195.4 sq m / 2103 sq ft

TOTAL STORAGE SPACE  
Storage and wardrobe total area  
6.8 sq m / 73 sq ft

EXTERNAL STRUCTURAL FEATURES  
Chimney, Balcony, Terrace, Verandah etc.  
15 sq m / 161 sq ft

RESTRICTED HEAD HEIGHT  
Limited use area under 1.5m  
0.0sq m / 0.0 sq ft

Disclaimer : Floorplan measurements are approximate and are for illustrative purposes only. While we do not doubt the floorplan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation.

Maison VUE



48 Stanford Road,  
London, W8 5PZ

TO RENT £15,167 PCM

This luxurious 5-bedroom, 4-bathroom home, complete with an additional guest toilet, has been designed by Pedro Peña a renowned Spanish interior designer and finished to the highest standards, featuring a Bulthaup kitchen, Gaggenau appliances, and designer furniture from Poliform, Minotti, and B&B Italia. The smart home system controls lighting, temperature, air conditioning, and cameras. The property also boasts a patio with an electric awning and heater, and is equipped with Bang & Olufsen TV and speakers. Situated on a highly sought after street with 24/7 security guards, this home offers a blend of high-end design and advanced technology for an exceptional living experience.

- Luxury 5 Bedroom, 4 Bathroom House
- Bulthaup kitchen with Gaggenau appliances
- Downstairs WC
- Smart Home System
- Bay Fronted, Double Reception Room
- Private Garden
- Designed by Paco Pena a Renowned Interior Designer
- 24/7 Security Guards For The Road

This plan is for guidance only. Drawn in accordance with RICS guidelines. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.

020 7581 0154

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South Kensington Lettings, 38-40 Gloucester Road, South Kensington, London, SW7 4QT

48 Stanford Road, London, W8 5PZ



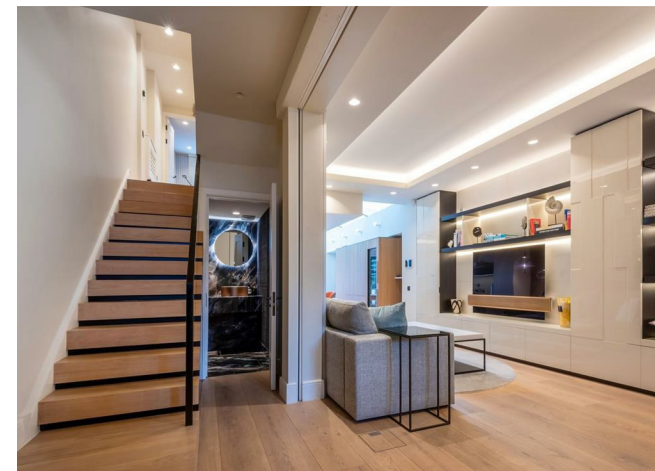
**Location**

Located in the delightful and prestigious Kensington Village, this property offers an exceptional living experience in one of London's most desirable London neighbourhoods. It is a short walk from the lush Kensington Gardens, and boasts excellent transport links via High Street Kensington and Gloucester Road Underground stations. Families will appreciate the proximity to top schools, while enjoying the luxury boutiques and gourmet restaurants of Kensington High Street and Notting Hill. Nearby cultural landmarks include the Royal Albert Hall, the Victoria and Albert Museum, and the Natural History Museum, blending tranquility with urban vibrancy.

**Description**

Designed by Pedro Peña a renowned Spanish interior designer and finished to the highest standards, this beautifully presented house is arranged over three floors on a highly sought after residential cul-de-sac offering close to 2100 Sq Ft comprising five bedrooms, four bathrooms.

Viewings are highly recommended.



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>			
(39-54) <b>E</b>			
(21-38) <b>F</b>			
(1-20) <b>G</b>			
Not environmentally friendly - higher CO <sub>2</sub> emissions			
<b>England &amp; Wales</b>	EU Directive 2002/91/EC		



Please note on behalf of Fuller Gilbert & Co and the owner of this property, that these particulars do not constitute an offer or contract. Fuller Gilbert & Co has not undertaken any tests on any of the equipment, systems or fittings described in these particulars and no warranties can be given. Please also note that wiring, plumbing and drains have not been checked. Our client has advised us of the tenure of the property. The length of lease and service charge have been provided by a Third Party. Any intending purchaser must obtain confirmation of these facts from their solicitor.