



**Victoria Court Kempford Gardens, London SW5**

**Welcome to  
Victoria Court Kempford Gardens, London**

This is a charming second floor apartment situated in an impressive Victorian white stucco fronted building on a peaceful tree lined crescent.

The bright and spacious flat comprises of a generous open plan kitchen and living area with high ceilings and solid wooden flooring. There is the master double bedroom with lots of in built storage, a good sized second bedroom and there is also a neutral bathroom suite with bath and overhead shower.

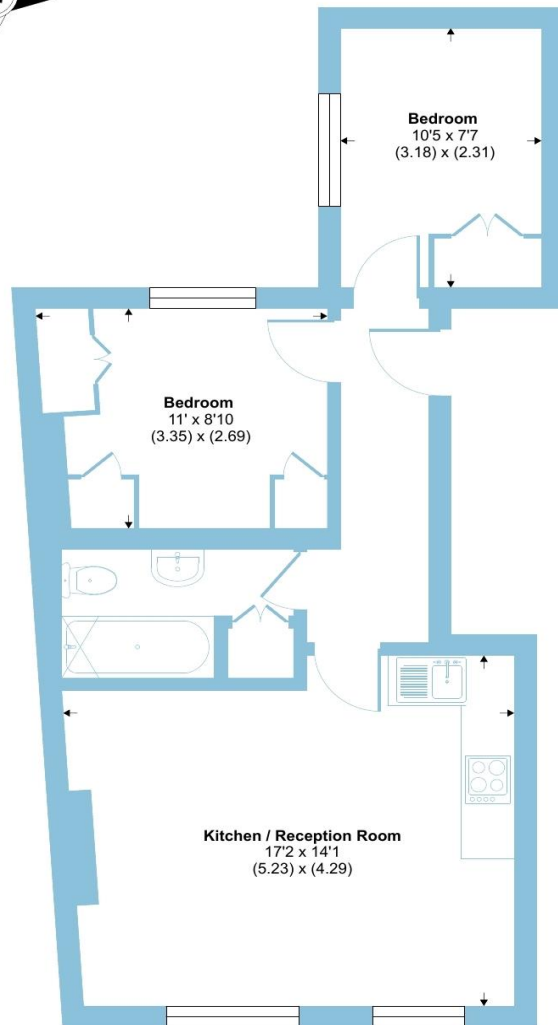
Kempford Gardens is a quiet tree lined residential street situated close to all the amenities of Earls Court with Earls Court underground station (District and Piccadilly) and West Brompton Station (District and London Overground) just a few minutes' walk.



# Kempsford Gardens, London, SW5

Approximate Area = 518 sq ft / 48 sq m

For identification only - Not to scale



SECOND FLOOR



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nchecon 2022. Produced for Barnard Marcus. REF: 874979

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## Welcome to

# Victoria Court Kempford Gardens, London

- Chain free
- Long lease
- Open plan kitchen and living area
- One way tree lined crescent
- 0.4 miles to Earls Court Station

Tenure: Leasehold EPC Rating: D

## £750,000



Please note the marker reflects the  
postcode not the actual property

**view this property online** [barnardmarcus.co.uk/Property/ECT104207](https://www.barnardmarcus.co.uk/Property/ECT104207)

This is a Leasehold property with details as follows; Term of Lease 125 years from 25 Dec 1997. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.



Property Ref:  
ECT104207 - 0002

  
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