



Campden Hill Court
Campden Hill Road, W8

CHESTERTONS





A well-proportioned three double bedroom apartment in a prestigious portered block in the heart of Kensington.

The property is arranged over the raised ground floor, boasting excellent room proportions throughout, high ceilings and open westerly views towards Duchess of Bedford Walk.

The remaining accommodation provides two generous light-filled reception rooms, three bedrooms, three bathrooms, an abundance of storage and an excellent portage service.

- Three Double Bedroom
- Three Bathrooms
- Raised Ground Floor
- High Ceilings
- Portage Service

Asking Price £3,750,000

Energy Efficiency Rating		Current	Potential
90-100	A		
81-89	B		
72-80	C		79
63-71	D	68	
54-62	E		
45-53	F		
35-44	G		

Not energy efficient - higher running costs

England, Scotland & Wales EU Directive 2002/91/EC

Tenure: Share of Freehold 958 years 10 months

Service Charge: £12,584.50 (Includes building insurance, heating, hot water, 24 hour portage & reserve fund contribution)

Ground Rent: £0

Local Authority: Royal Borough of Kensington & Chelsea

Council Tax Band: H

Chestertons Kensington Sales

116 Kensington High Street
London
W8 7RW

kensington@chestertons.co.uk

020 7937 7244

chestertons.co.uk

**Campden Hill Court,
Campden Hill Road, W8**

Approximate gross internal area
212.28 sq m / 2285 sq ft

Key :
CH - Ceiling Height



Ground Floor

Not to scale, for guidance only and must not be relied upon as a statement of fact.
All measurements and areas are approximate only

Chesterton Global Ltd trading as Chestertons for themselves and for the vendor of this property whose agents they are, give notice that (i) these particulars do not constitute any part of an offer or contract, (ii) all statements contained within these particulars are made without responsibility on the part of Chestertons or the vendor, (iii) whilst made in good faith, none of the statements contained within these particulars are to be relied upon as a statement or representation of fact, (iv) any intending purchasers must satisfy themselves by inspection or otherwise as to the correctness of each of the statements contained within these particulars, (v) the vendor does not make or give either Chestertons or any person in their employment any authority to make or give representation or warranty whatsoever in relation to this property. Wide angle lenses may be used. ©Copyright Chestertons | Chesterton Global Ltd | Registered Office 40 Connaught Street, Hyde Park, London W2 2AB Registered Company Number 05334580.



This paper is
100% recyclable