



Lexham Gardens
Kensington, W8

CHESTERTONS





A wonderful two bedroom apartment with grand reception room situated in the heart of Kensington. Benefiting from permission to create a three bedroom apartment.

This charming two-bedroom apartment is offered in excellent condition and provides a comfortable and functional living space. The spacious reception room, with its high ceilings and generous natural light, offers a pleasant area for both everyday living and entertaining.

The kitchen is well-equipped with modern smart appliances, while both bedrooms are comfortably sized and include ample built-in storage. The bathroom is neatly presented and offers a practical yet stylish space.

Ideally located on Lexham Gardens, the apartment enjoys close proximity to the shops, cafés, and restaurants of Earls Court and Gloucester Road. Hyde Park is a short walk away, and two large supermarkets are conveniently nearby, providing easy access to local amenities.

- Two bedrooms
- Expansive reception room
- Excellent volumes
- Prime location
- Development potential

Asking Price £1,250,000

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		
		70 C	82 B

Tenure: Leasehold 955 years 7 months

Service Charge: £5600

Ground Rent: £0

Local Authority: Royal Borough of Kensington & Chelsea

Council Tax Band: G

Chestertons Kensington Sales

116 Kensington High Street

London

W8 7RW

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020 7937 7244

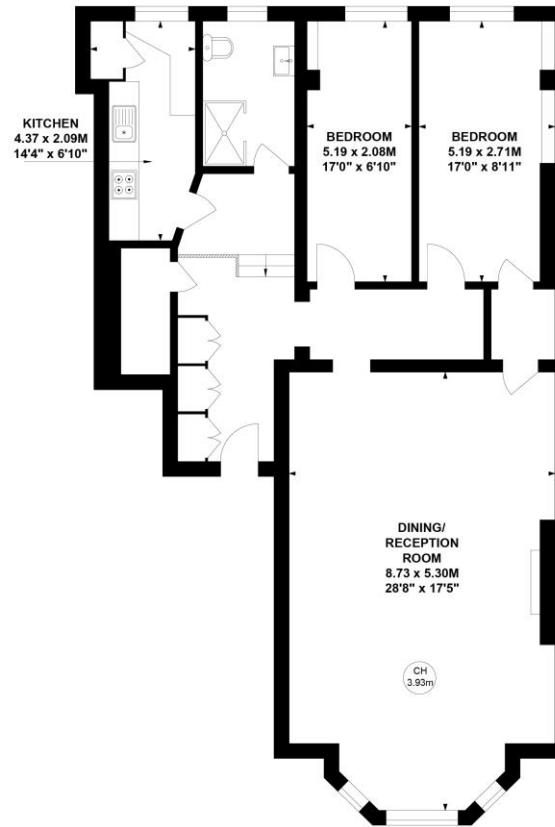
chestertons.co.uk

Imperial Court, W8

Approximate gross internal area

108.95 sq m / 1173 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

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