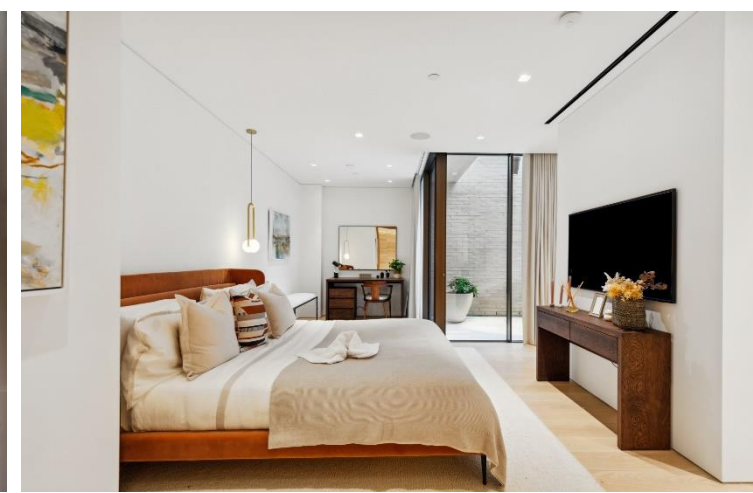




St. Mary Abbots Place
London, W8

CHESTERTONS





Welcome to 9 St Mary Abbots Place, an exclusive boutique development in Kensington. Located just moments from Holland Park, these residences offer serene living spaces.

This luxurious two/three-bedroom duplex apartment features a private terrace, an open-plan kitchen and living room, 3.5 bathrooms, and ample natural light. You will enjoy secure parking, air conditioning, central heating, built-in speakers, porter and much more.

This apartment is situated in vibrant Kensington, tucked off the high street, an area known for its rich cultural and retail offerings, including some of London's most desirable homes. Kensington High Street offers a blend of independent cafes, restaurants, and popular fashion brands, while Kensington Church Street is famous for its antique shops.

£18,178.33 pcm

Additional tenant charges apply (fees apply to non-AST tenancies only)

Tenancy Agreement Fee: £300

References per Tenant/Guarantor: £60

Inventory check (approx. £100 – £250 inc. VAT)

[chestertons.co.uk/property-to-rent/applicable-fees](https://www.chestertons.co.uk/property-to-rent/applicable-fees)

Energy Efficiency Rating		Current	Potential
92-100	A		
81-91	B	82	82
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Not energy efficient - higher running costs

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

Minimum Term: 12 months
Deposit Required: £25,170.00
Local Authority: Royal Borough of Kensington & Chelsea
Council Tax Band: H
EPC Rating: B

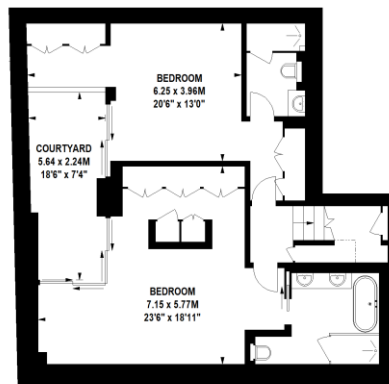
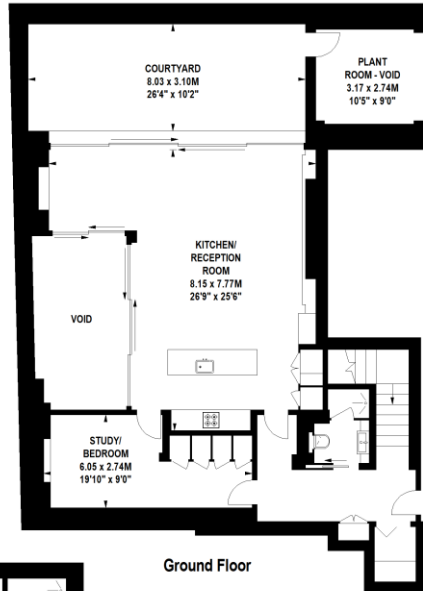
Chestertons Kensington Lettings

116 Kensington High Street
Kensington
London
W8 7RW

kensington@chestertons.co.uk
02079377260

**St. Mary Abbots Place,
Kensington, W8**

Approximate gross internal area
160.62 sq m / 1729 sq ft
(Excluding Plant Room/ Void)



Lower 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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