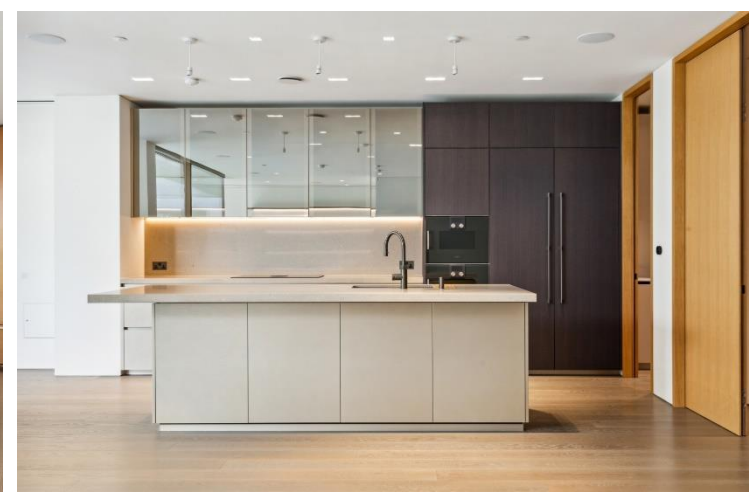
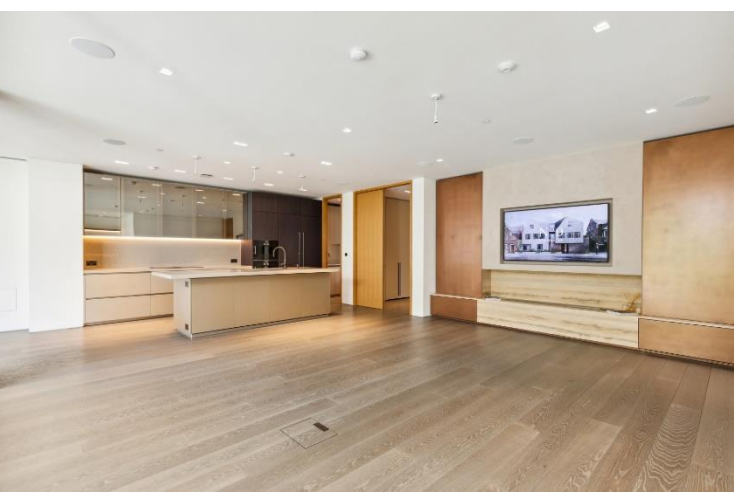




St. Mary Abbots Place
London, W8

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, 4 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.

£19,478.33 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
100-109	A		
81-100	B	83	83
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Not energy efficient - higher running costs

EU Directive 2002/91/EC

England, Scotland & Wales

Minimum Term: 12 months
Deposit Required: £26,970.00
Local Authority: Royal Borough of Kensington & Chelsea
Council Tax Band: H
EPC Rating: B
Furnished, Unfurnished

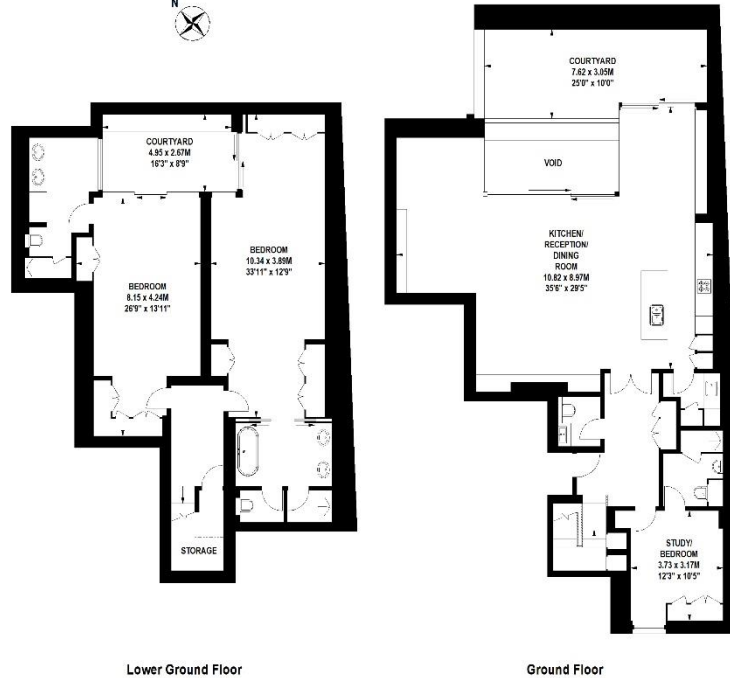
Chestertons Kensington Lettings

116 Kensington High Street
Kensington
London
W8 7RW

kensington@chestertons.co.uk
02079377260

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

Approximate gross internal area
216.64 sq m / 2332 sq ft



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