



# St. Mary Abbots Court

Warwick Gardens, W14

£5,750 per month  
(£1,326.92 per week)

Beautifully refurbished flat in a portered block near Kensington High St. Offers 1,788 sq. ft., spacious living, modern kitchen, 2 baths, guest WC, utility room. Includes 24-hr porter, lift. Close to shops, dining & transport (Circle, District)

**CHESTERTONS**



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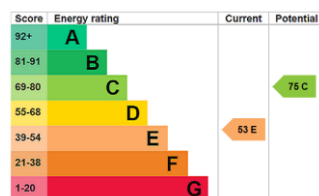
- Recently Refurbished
- lateral apartment
- 4 bedrooms



A remarkably spacious and stylishly refurbished five-bedroom apartment located on the lower ground floor (with lift access) of a prestigious portered mansion block, just moments from Kensington High Street.

Finished to an excellent standard throughout, the property offers approximately 1,788 sq. ft. of well-designed living space and comprises: a welcoming entrance hall, generous reception room, elegant dining area, contemporary kitchen/breakfast room, three spacious double bedrooms, a single bedroom or study, two modern bathrooms, a guest WC, and a separate utility room.

**Minimum Term:** 6 months  
**Deposit Required:** £7,961.54  
**Local Authority:** Royal Borough of Kensington & Chelsea  
**Council Tax Band:** G  
**EPC Rating:** E  
**Furnished, Part Furnished, Unfurnished**



**Chestertons Kensington Lettings**

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 Kensington  
 London  
 W8 7RW  
 kensingtonlettingsusers@chestertons.co.uk  
 02079377260  
 chestertons.co.uk

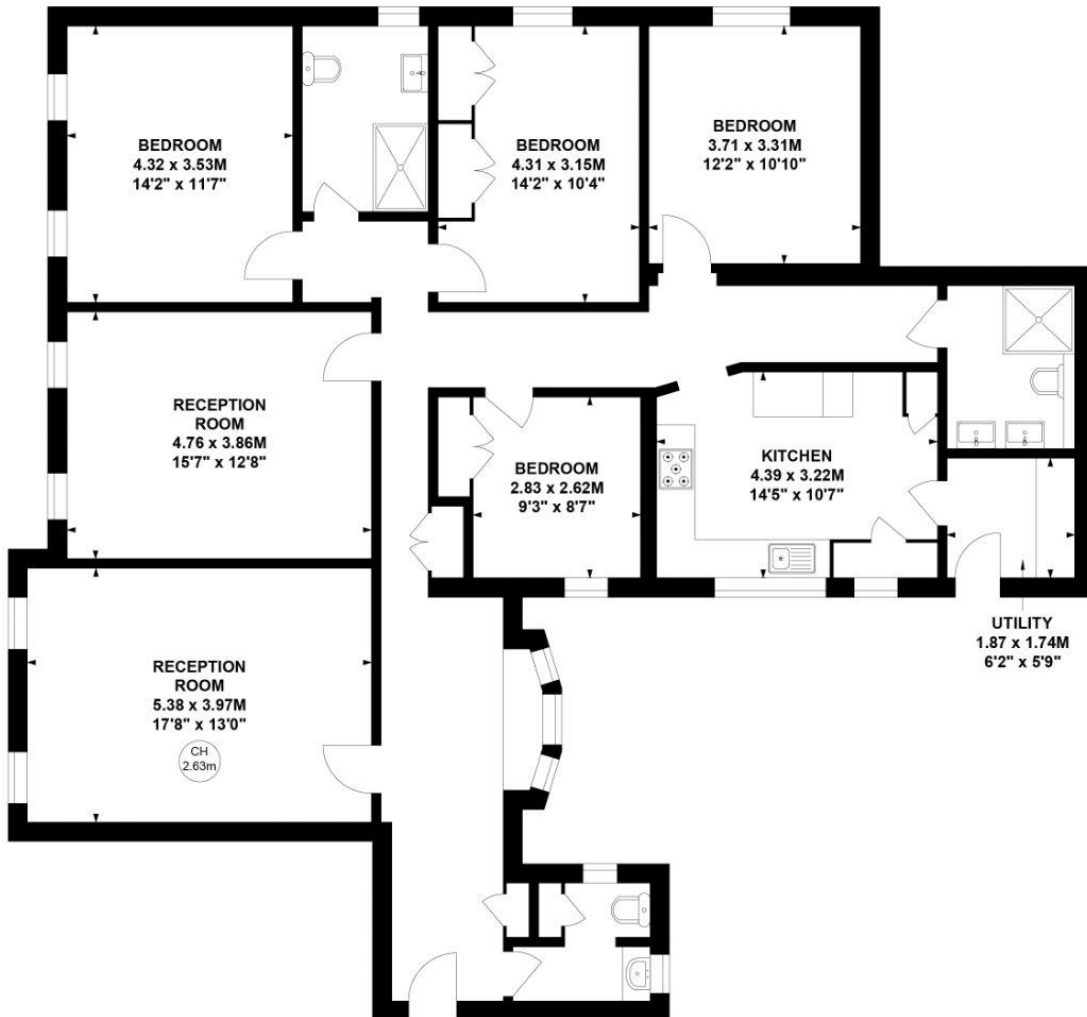
Additional tenant charges apply (fees apply to non-AST tenancies only)  
 Tenancy Agreement Fee: £300  
 References per Tenant/Guarantor: £60  
 Inventory check (approx. £100 – £250 inc. VAT)  
 chestertons.co.uk/property-to-rent/applicable-fees

# Warwick Gardens, W14

Approximate gross internal area

161.28 sq m / 1736 sq ft

Key :  
CH - Ceiling Height



## Lower Ground Floor

This plan is not to scale and must be used as layout guidance only. All measurements and areas are approximate and should not be relied upon to provide accurate information. This plan must not be relied upon when making property valuations, design considerations or any other such relevant decisions. We accept no responsibility or liability (whether in contract, tort or otherwise) in relation to any loss whatsoever arising from or in connection with any use of this plan or the adequacy, accuracy or completeness of it or any information within it.

