



Fitzclarence House
175-177 Holland Park Avenue, W11





A beautifully presented two-bedroom apartment situated on the third floor (with lift access) of a purpose-built, gated development just moments from Holland Park.

The property offers generous living space throughout, featuring two double bedrooms with fitted wardrobes, two modern bathrooms (one en-suite), a spacious reception room, a fully equipped kitchen, and ample storage.

Residents benefit from lift access and an allocated off-street parking space within the secure gated complex.

Ideally located in the heart of Holland Park, the apartment is just a short walk from the shops, cafés, and restaurants of Holland Park Avenue, as well as Holland Park Underground Station (Central Line).

- 2 Bedrooms
- Large reception
- Lateral living
- Ample storage

£3,800 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)

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		

Minimum Term: 12 months
Deposit Required: £5,261.54
Local Authority: Royal Borough of Kensington & Chelsea
Council Tax Band: H
EPC Rating: B
Unfurnished

Chestertons Kensington Lettings

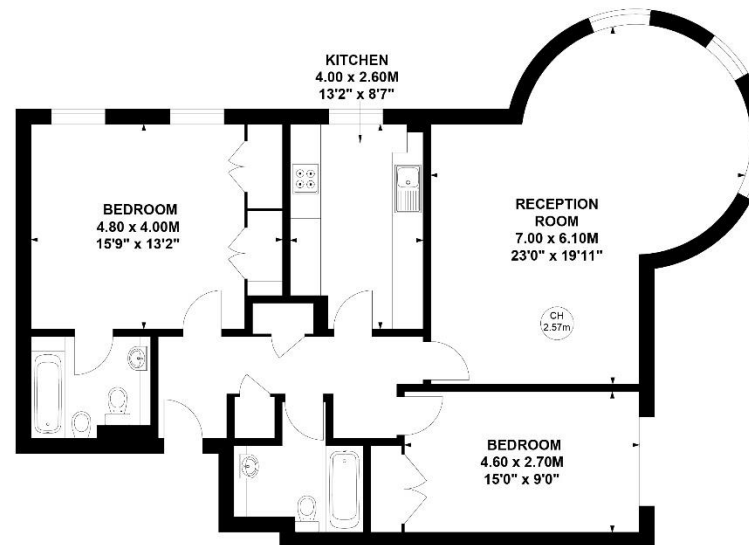
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Fitzclarence House, W11

Approximate gross internal area
99.2 sq m / 1068 sq ft

Key :
CH - Ceiling Height



Third Floor

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