



Palace Gardens Terrace

KENSINGTON W8

A white stucco-fronted
five-bedroom townhouse
with open views and
a large rear garden







This elegant family townhouse has stunning views both at the front and back, and it has been in the same ownership for over 30 years. The house is one of only three houses to have such fabulous views both at the rear towards Kensington Palace and at the front over Inverness Gardens.

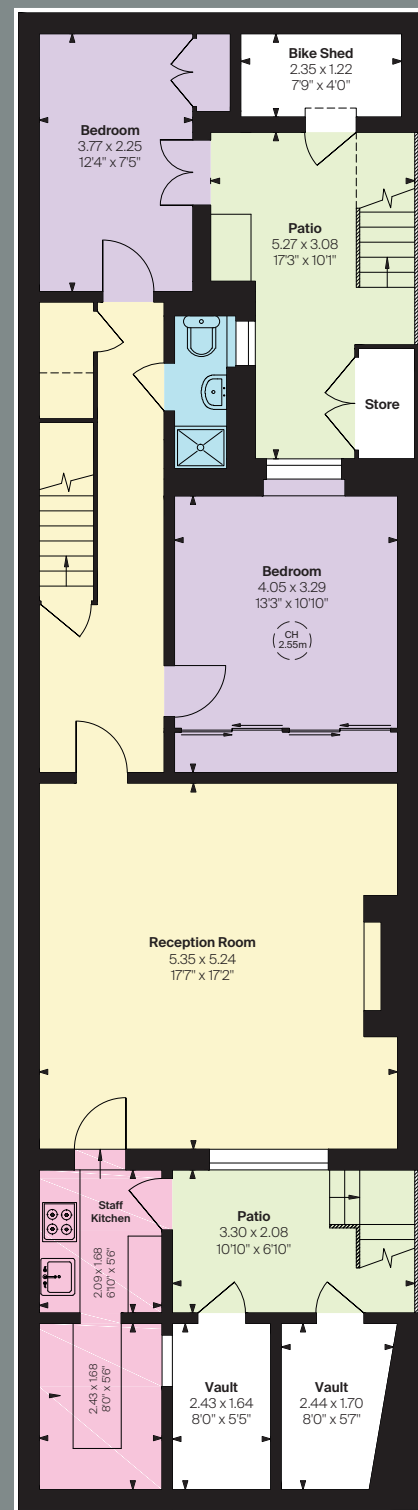
Internally, the house features a fantastic first-floor drawing room and an unusual double-height top floor which is additional to many of the houses on this street. There is also a cosy self-contained one-bedroom apartment on the lower ground floor which forms part of the house itself. The house in general is well-presented but the lower ground floor does now require updating.



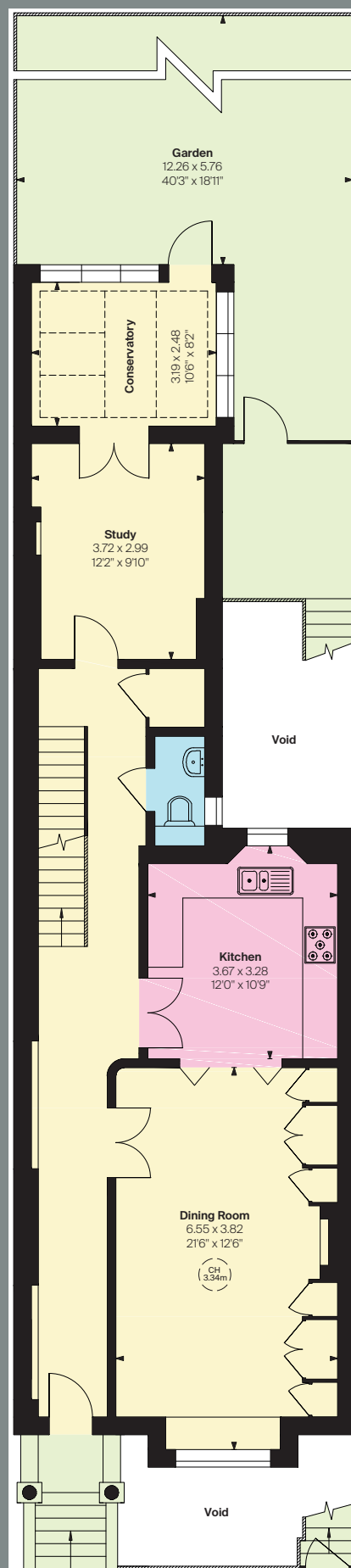


Palace Gardens Terrace is a sought-after cherry tree lined street situated in a cosmopolitan area close to Kensington High Street and Notting Hill which offer plenty of shops, restaurants and cafés. Kensington Gardens and Holland Park are a short walk away. The nearest underground stations are Kensington High Street (District & Circle lines) and Notting Hill (District, Circle & Central lines). Motorists will benefit from rapid routes to the west and Heathrow Airport via the M4.

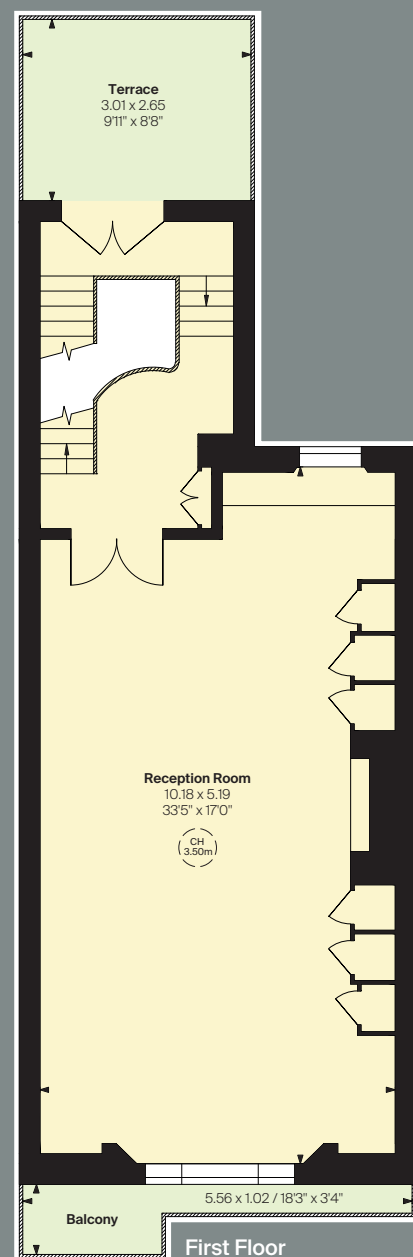
Tenure		Local Authority	
Freehold		The Royal Borough of Kensington & Chelsea	
Guide Price		Council Tax	EPC
£10,000,000		Band H	Rating D



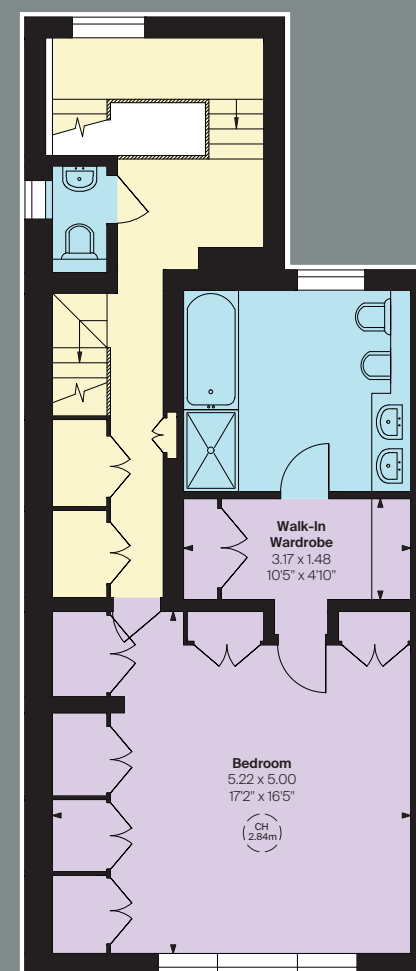
Lower Ground Floor



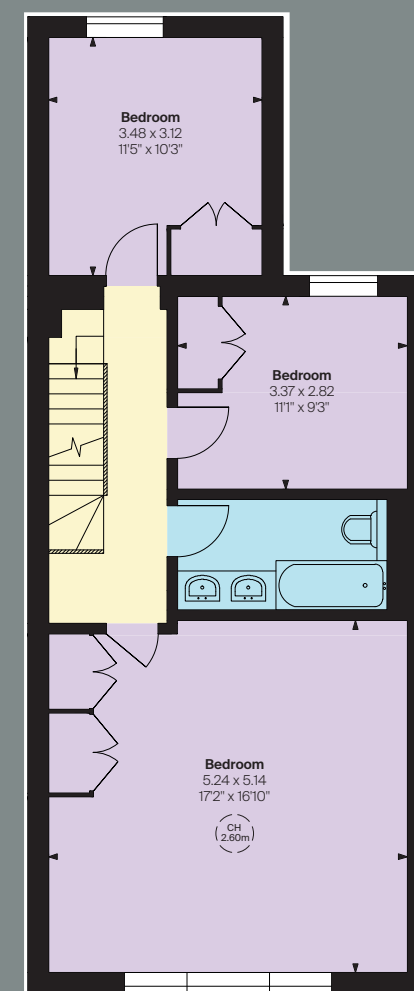
Raised Ground Floor



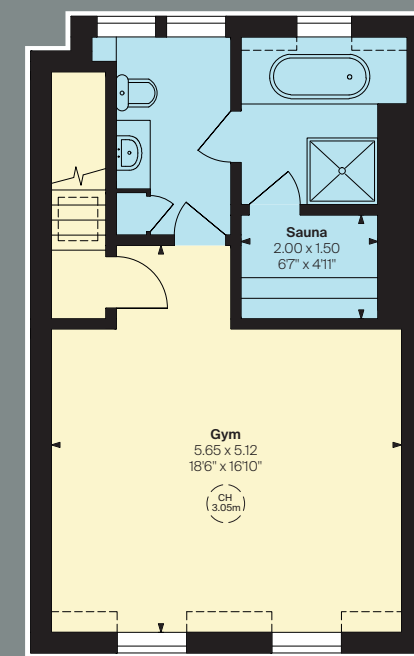
First Floor



Second Floor



Third Floor



Fourth Floor



Approximate Gross Internal Area

4,290 sq ft / 398.59 sq m
including vaults and excluding
store, bike shed

Vaults Area

80 sq ft / 7.49 sq m

Store Area

14 sq ft / 1.32 sq m

Bike Shed Area

31 sq ft / 2.86 sq m

This plan is for guidance only and must
not be relied upon as a statement of fact.
Attention is drawn to the important notice on
the last page of the text of the Particulars.

CH: Ceiling height

This plan has been supplied to The
Brochure by Knight Frank



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Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

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Particulars dated April 2025. Photographs and videos dated December 2024 and April 2025.

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