



## VICARAGE GATE

Kensington W8





## A BRAND-NEWLY REFURBISHED TWO BEDROOM APARTMENT

This lateral apartment has been designed meticulously by a team of curators and artists, blending period elegance with contemporary style.

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Local Authority: Royal Borough of Kensington and Chelsea  
Council Tax band: F  
Tenure: Leasehold, 980 years remaining  
Ground rent: \*

Service charge: £4,600 per annum, reviewed every 1 year, next review due 2026

Guife Price £1,275,000

The apartment spans two spacious bedrooms and two bathrooms, including a luxurious principal suite with marble en suite, antique brass fittings, and a bespoke design that perfectly balances heritage with modern comfort. A long, striking hallway creates an impressive entrance, setting the tone for the interiors within. The 22-foot reception room, framed by two large sash windows, enjoys leafy views over the mansions of Kensington Palace Gardens and the treetops of Kensington Gardens, while the sleek kitchen is fitted with premium Miele appliances. The main bathroom is flooded with light from a rare full-height sash window and showcases an eye-catching feature, hanging shower. Positioned on the third floor with lift access and brand-new communal areas, the property is ideally located offering a perfect balance of tranquillity and vibrant city living.

\*Please note we have been unable to confirm the current ground rent or review period. You should make your own enquiries.  
\*Please note, we have not yet received confirmation from the client regarding certain information for this property. You should ensure you make your own enquiries regarding material information about this property.

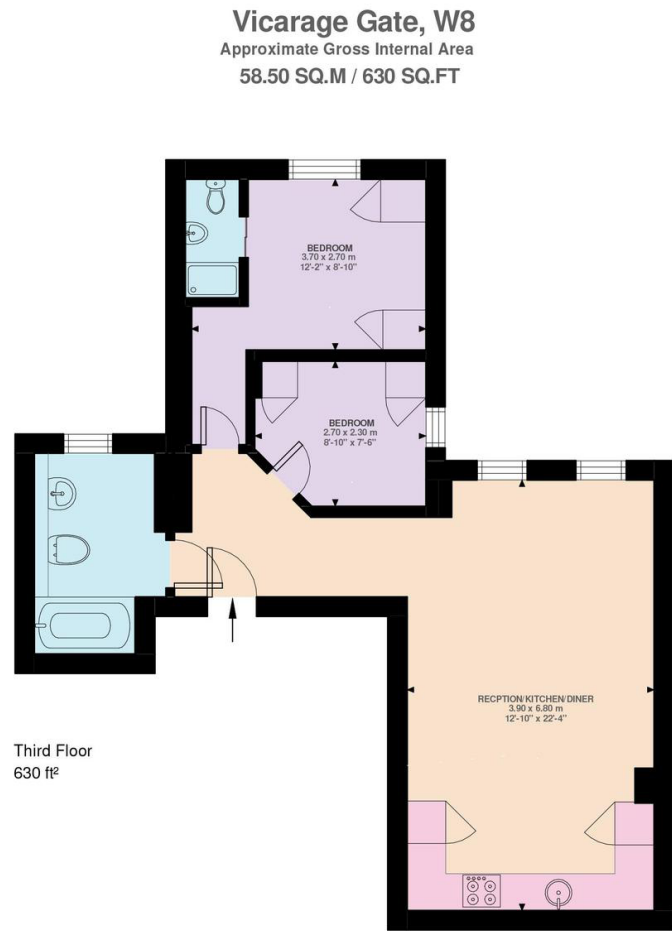


Illustration for identification purposes only. Not to scale.  
Floor Plan Drawn According To RICS Guidelines.

Approximate Gross Internal Area = 58.50 sq m / 630 sq ft

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)

We would be delighted  
to tell you more.

**Jordanna Mancina**  
+44 20 3892 3573  
[jordanna.mancina@knightfrank.com](mailto:jordanna.mancina@knightfrank.com)

**Knight Frank Kensington**  
52-56 Kensington Church Street  
W8 4DB

[knightfrank.co.uk](https://knightfrank.co.uk)

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