



West Kensington Court, Edith Villas,
West Kensington, W14

Offers In Excess Of £3,000,000, Leasehold - Share of Freehold

NAPIER WATT

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Flat	Passing rent PCM	Area	Floor	Tenancy End Date
54	£3,300	59 sqm / 635 sqft	2	29/09/25
74	£3,400	69 sqm / 743 sqft	3	24/09/25
76	£3,400	58 sqm / 625 sqft	3	31/08/25
93	£3,434	59 sqm / 635 sqft	4	4/09/25
108	£3,600	57 sqm / 614 sqft	4	21/09/25



Description

Napier Watt Are Pleased To Offer For Sale A Portfolio Of Five Flats, Rented As HMO's Available For Sale As A Rental Investment.

The five units have a long and successful history of letting and currently provide a combine income of £17,134 PCM (£205,608 PA) or an attractive gross yield of 6.85%

West Kensington Court is a predominantly residential estate of 156 apartments, laid out in a triangular shape and occupying an entire city block surrounding a communal garden and courtyard.

The property is superbly located, within moments from West Kensington underground station, which provides easy access to Central London and Heathrow Airport and within easy reach of the amenities of Earls Court, Olympia, and High Street Kensington.

The is also a 24 hour porter on duty and heating and hot water is provided via a communal system.

: Fully Let : EPCs C : Additional Flats Available By Separate Negotiation :

Key Features

- RESIDENTIAL INVESTMENT OPPORTUNITY
- CURRENT GROSS RENTAL INCOME 6.85%
- LIFTS
- 24 HOUR PORTERAGE
- 100M OF WEST KENSINGTON UNDERGROUND
- LONG HISTORY OF RENTAL INCOME
- COMMUNAL GARDENS

Terms

Share Of Freehold

EPC FOR EACH UNIT C

COUNCIL TAX BAND FOR EACH UNIT

West Kensington Court, W14

Approximate gross internal area

58.06 sq m / 625 sq ft

Key :
CH - Ceiling Height



Second Floor

This floor plan is a representation for guidance purposes only, not for valuation.
Any figure is approximate and must not be relied on as a statement of fact.
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IMPORTANT: We would inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance only and illustration purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.

West Kensington Court, W14

Approximate gross internal area

69.21 sq m / 745 sq ft

Key :
CH - Ceiling Height



Third Floor

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West Kensington Court, W14

Approximate gross internal area

56.58 sq m / 609 sq ft

Key :
CH - Ceiling Height



Third Floor

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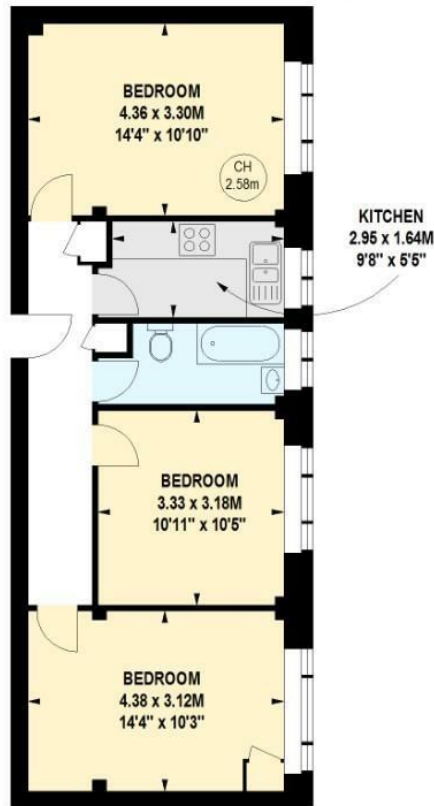
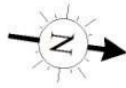


West Kensington Court, W14

Approximate gross internal area

58.06 sq m / 625 sq ft

Key :
CH - Ceiling Height



Fourth Floor

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West Kensington Court, W14

Approximate gross internal area

56.11 sq m / 604 sq ft

Key :
CH - Ceiling Height



Fourth Floor

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