



Adam and Eve Mews  
Kensington, W8

CHESTERTONS









Beautiful & spacious Mews house with garage situated on this pretty street just off Kensington High Street offering excellent connections to the transport links and amenities.

Accommodation comprises of very large kitchen and reception with wooden floors on the first floor. On the ground floor, you have a utility room, a Guest WC and a living area. On the top floor you have two double bedrooms one with en-suite bathroom and there is another family bathroom. Both bedrooms offer fitted wardrobes.

This property would make an ideal family home due to location and finish.

- Beautiful Mews House
- 3 Bedrooms, 2 Bathrooms
- Generous sized open plan kitchen/living space, Garage and Utility Room
- Located in this pretty mews street just off High Street Kensington

### £7,000 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](http://chestertons.co.uk/property-to-rent/applicable-fees)

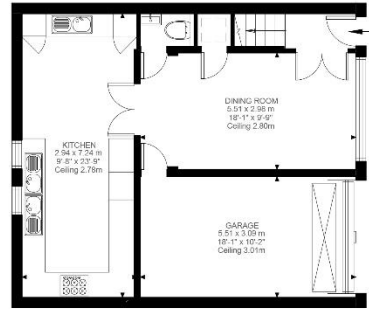
Energy Efficiency Rating		
Low energy - better - lower running costs	Current	Potential
89-92 <b>A</b>		85
81-88 <b>B</b>		
69-80 <b>C</b>		61
55-68 <b>D</b>		
49-54 <b>E</b>		
41-48 <b>F</b>		35
35-39 <b>G</b>		
1-34 <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales		
EU Directive 2002/91/EC		

**Minimum Term:** 12 months  
**Deposit Required:** £8,076.92  
**Local Authority:** Kensington and Chelsea  
**Council Tax Band:** H  
**EPC Rating:** D  
**Unfurnished**

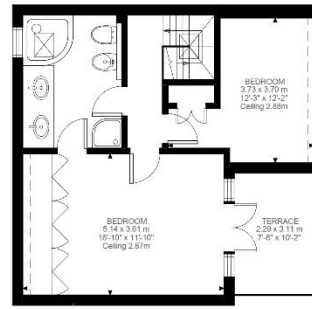
### Chestertons Kensington Lettings

116 Kensington High Street  
 Kensington  
 London  
 W8 7RW

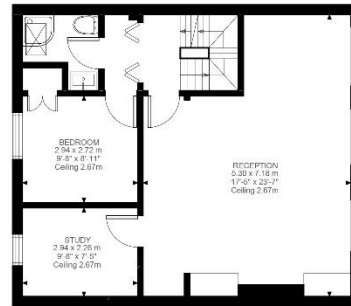
[kensingtonlettingsusers@chestertons.co.uk](mailto:kensingtonlettingsusers@chestertons.co.uk)  
 02079377260



Ground Floor  
670 ft²



Second Floor  
493 ft²



First Floor  
655 ft²

### Adam And Eve Mews, W8

Approximate Gross Internal Area  
168.87 SQ.M / 1818 SQ.FT

KEY: CH = Ceiling Height  
[Restricted Head Height]

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

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