



WEDGEWOOD ESTATES

Residential Sales & Lettings

Oakwood Court, Abbotsbury Road, London, W14

A bright and spacious four-bedroom apartment situated on the fourth floor of Oakwood Court, offering approximately 1,454 sq ft (135 sq m) of well-proportioned accommodation.

The apartment features a generous reception room with large, south/west facing, windows allowing for an abundance of natural light, leading through to an impressive kitchen and dining room, providing excellent space for both entertaining and everyday living. There are four well-proportioned bedrooms, including a principal bedroom with an en-suite bathroom, together with a family bathroom and separate WC. The property further benefits from excellent built-in storage throughout.

Oakwood Court is ideally positioned on Abbotsbury Road in the heart of Kensington, within easy reach of the shops, restaurants and amenities of Kensington High Street, as well as the green open spaces of Holland Park. Excellent transport connections are also available nearby.



ENTRANCE HALL : RECEPTION ROOM : KITCHEN/DINING ROOM : 4
BEDROOMS : 2 BATHROOMS (1 EN-SUITE) : GUEST CLOAKROOM : LIFT :
24 HOUR PORTER : AMPLE STORAGE SPACE : COMMUNAL GARDENS :
SERVICE CHARGE TBC : C TAX BAND G : EPC RATING D

Asking Price £1,800,000

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Oakwood Court, Abbotsbury Road, London, W14

SUBJECT TO CONTRACT

TERMS:

TENURE: Leasehold

Asking Price £1,800,000

Lease: 968 Years

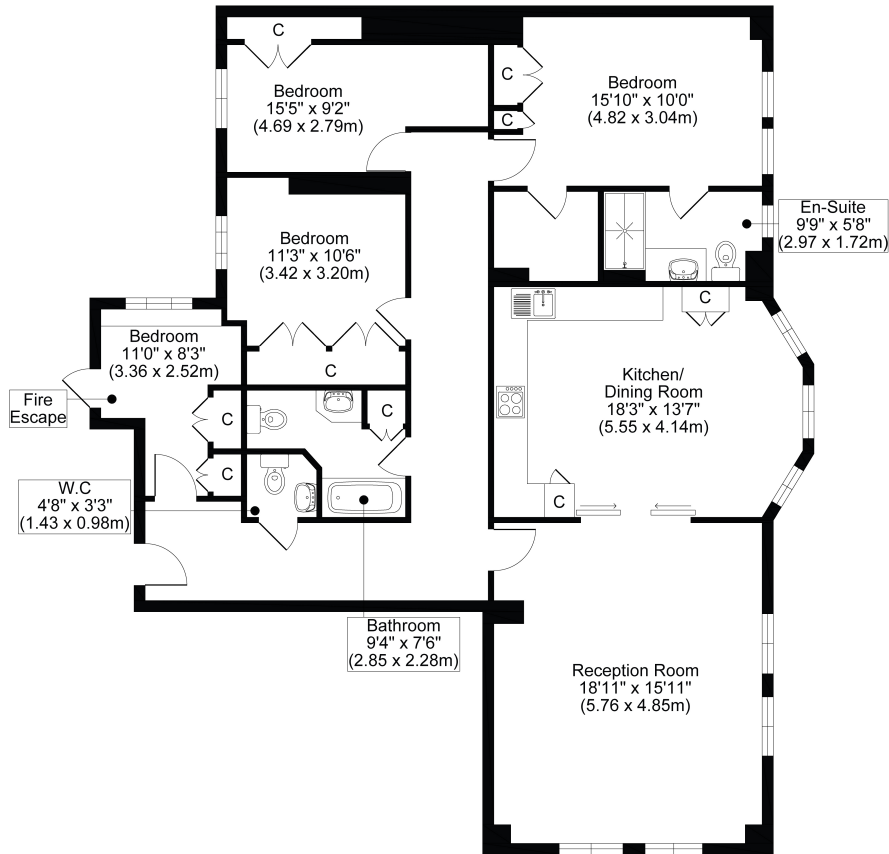
IMPORTANT NOTICE

Wedgewood Estates hereby give notice to anyone reading these particulars that :-

1. These particulars are prepared for the guidance only of prospective purchasers. Descriptions of a property are inevitably subjective and the descriptions contained herein are used in good faith as an opinion and NOT as a statement of fact.
2. The photograph(s) depict only certain parts of the property. It should not be assumed that any content/furnishings/furniture, etc., photographed are included in the sale. It should not be assumed that the property remains as displayed in the photograph(s).
3. Measurements are approximate and should not be relied upon for carpets and furnishings. We have not carried out a detailed survey, nor tested the services, appliances and fittings.
4. Where there is a reference in these particulars to the fact that alterations have been carried out or that a particular use is made of any part of the property this is not intended to be a statement, these matters must be verified by the prospective purchasers that any necessary planning or building regulations have been obtained.
5. With regard to the tenure and service charges of the property, in many instances we have to rely on information supplied to us by the vendor or main agent. Tenure and service charge details MUST therefore be verified by prospective purchasers or their solicitors prior to purchase.



OAKWOOD COURT, ABBOTSBURY ROAD, W14
TOTAL APPROX FLOOR PLAN AREA 1454 SQ.FT (135 SQ.M)



FOURTH FLOOR

All measurements, walls, doors, windows, fittings and their appliances, their size and locations are shown conventionally and are approximate only and cannot be regarded as being a representation either by the seller or his agent.

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