



Duplex apartment, Kensington Court, W8

SW RESIDENTIAL



Kensington Court London W8 5DL



An apartment of this standard rarely comes to the rental market. Refurbished to the owners' exacting standards, this spacious duplex apartment occupies a prime position just off Kensington High Street and moments away from the open green parkland of Kensington Gardens.

The two bedroom property offers high ceilings, wooden floors throughout as well as immaculate kitchen and bathrooms.

The ground floor comprises a large double reception room and dining room with beautiful bay windows, with a stylish window seat and plantation shutters.

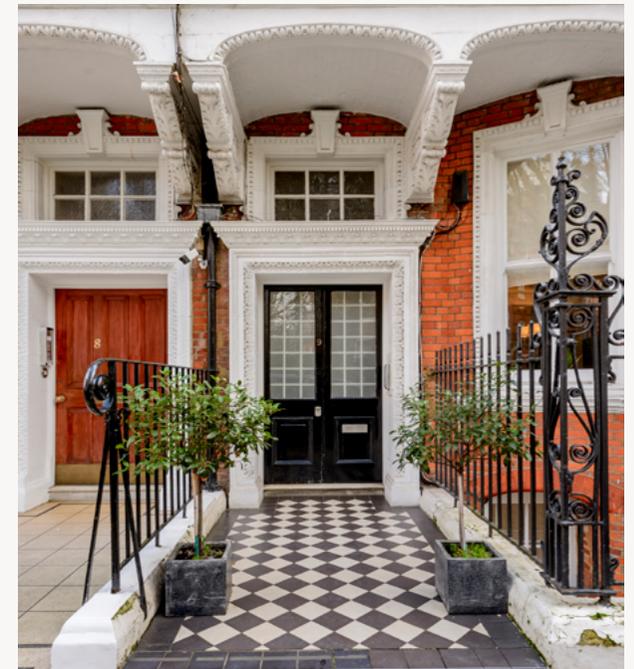
There is a separate modern fitted kitchen and a coat cupboard.

The downstairs has two double bedrooms, with plentiful storage, two marble bathrooms (one ensuite and one family shower room) as well as a utility room with separate washing machine and tumble dryer.

There is a private decked, planted and lit courtyard situated quietly off the principal bedroom.

The apartment is set in a Grade II listed property on a quiet, leafy garden square close to the park and all the shopping and world class amenities that Kensington and the High Street offers.

The apartment is offered on a long let unfurnished basis and is available from the end of February.







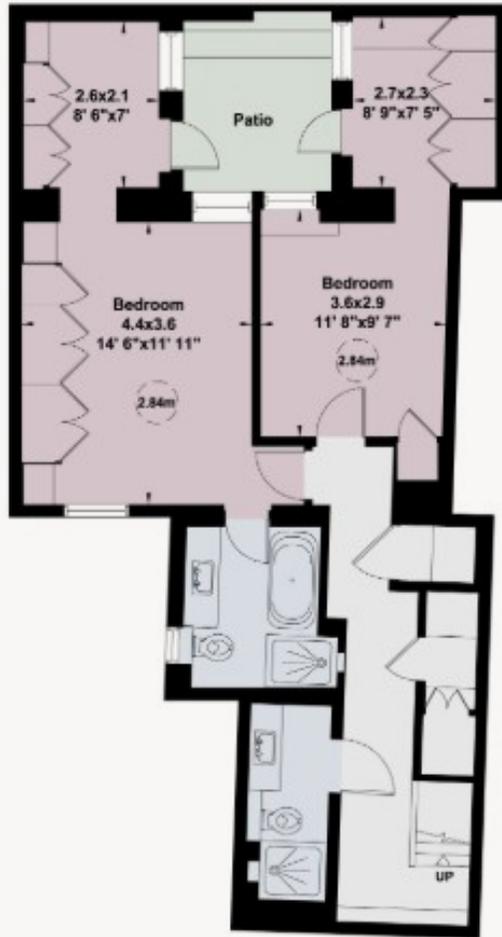
Kensington Court, W8

Gross internal area (approx.)

124 Sq m (1335 Sq ft) Including Under 1.5m

122 Sq m (1317 Sq ft) Excluding Under 1.5m

For identification only, Not to Scale



Lower Ground Floor



Ground Floor

Certificate number
0330-2287-8420-2305-3661

Property type:
Basement flat

Total floor area:
122 square metres

Local Authority: Royal Borough of Kensington and Chelsea

Council Tax Band: E

Guide price: £1400 per week

Viewing: Strictly by appointment only with SW Residential



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	70 C	78 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		



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