



Lexham Gardens
London, W8

CHESTERTONS





A beautifully presented three double bedroom apartment that has been finished to a high standard throughout. The property further benefits from a private terrace and walk in wardrobe with en suite bathroom off the master bedroom.

£8,450 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

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs	A		
Energy efficient - lower running costs	B		
Decent energy efficiency - lower running costs	C	69	72
Some energy efficiency - lower running costs	D		
Low energy efficiency - higher running costs	E		
Very low energy efficiency - higher running costs	F		
Least energy efficient - highest running costs	G		

Minimum Term: 6 months
Deposit Required: £11,700.00
Local Authority: Kensington and Chelsea
Council Tax Band: F
EPC Rating: C
Furnished

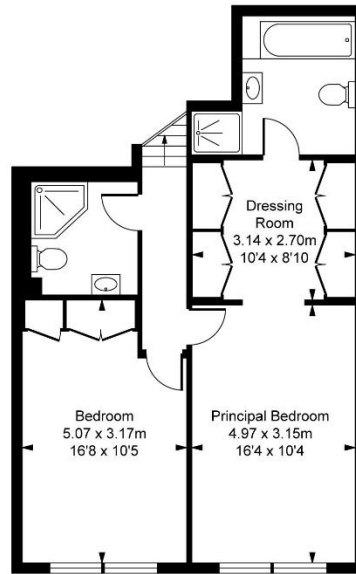
Chestertons Kensington Lettings

116 Kensington High Street
 Kensington
 London
 W8 7RW

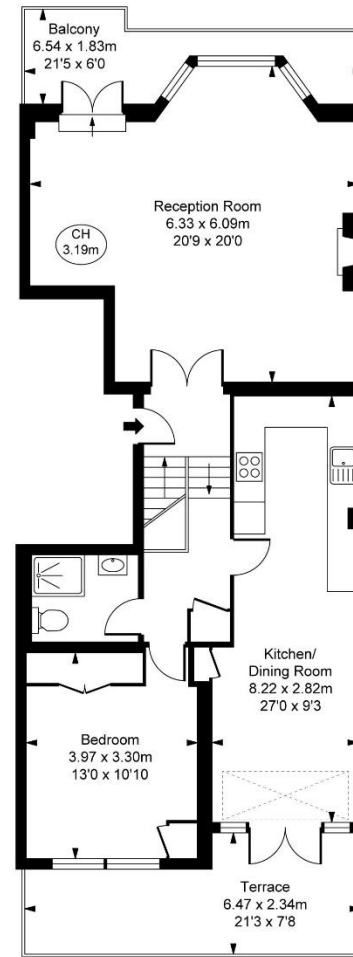
kensingtonlettingsusers@chestertons.co.uk
 02079377260

Lexham Gardens, W8
Approximate Gross Internal Area
136.53 sq m / 1,470 sq ft

(CH = Ceiling Heights)



Raised Ground Floor
Approximate Gross Internal Area
56.13 sq m / 604 sq ft



First Floor
Approximate Gross Internal Area
80.40 sq m / 865 sq ft

This plan is not to scale. It is for guidance and not for valuation purposes.
All measurements and areas are approximate only, and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice.
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