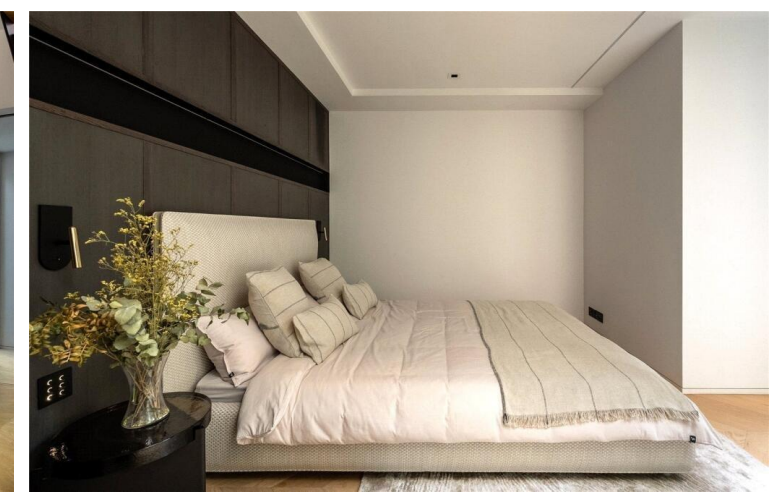
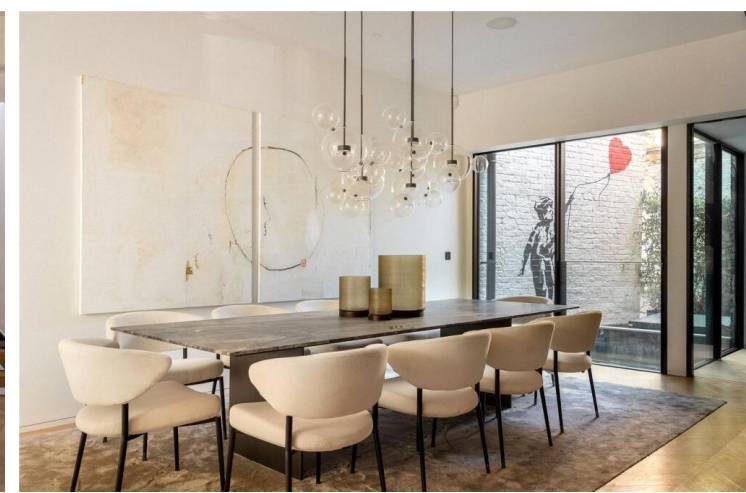
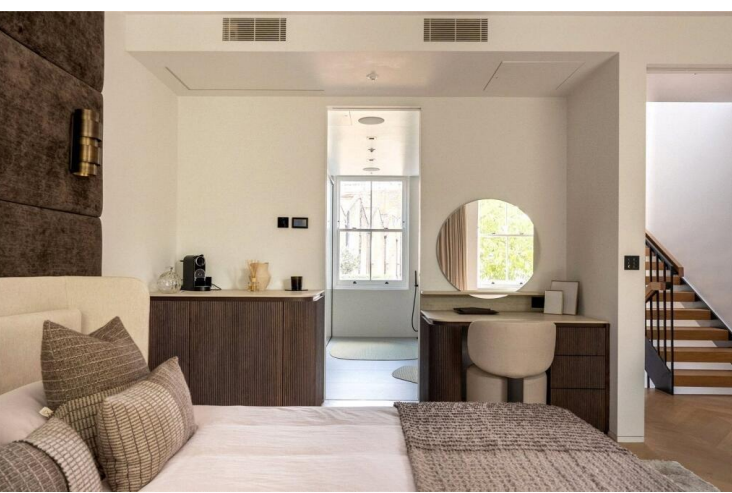




Berkeley Gardens
Kensington, W8

CHESTERTONS





Occupying an enviable position in the sought-after Cherry Tree Conservation Area, this exceptional five-bedroom freehold townhouse has been thoughtfully renovated and extended to create a sophisticated family home arranged over five floors. Period features sit effortlessly alongside contemporary finishes, with generous living spaces, flexible accommodation and several private outdoor areas throughout.

The lower ground floor offers excellent flexibility and could work particularly well for guests, older children or staff. It comprises two generous double bedrooms, two bathrooms including an ensuite, and a separate reception room with direct access to a beautifully landscaped terrace.

At the heart of the home is a stylish open-plan kitchen and dining space, designed equally for everyday family life and entertaining. The bespoke kitchen features premium stone worktops, integrated appliances and a substantial island, while pocket doors provide the option to separate the kitchen from the dining area. Original windows add warmth and character to the contemporary scheme.

- Five bedrooms
- Four bathrooms
- Exceptional open-plan kitchen and dining space with bespoke finishes
- Private balconies

£52,000 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](https://www.chestertons.co.uk/property-to-rent/applicable-fees)

Deposit Required:

Six weeks

Local Authority:

Royal Borough of Kensington & Chelsea

Council Tax Band:

H

EPC Rating: D

Furnished

Chestertons Kensington Lettings

116 Kensington High Street

Kensington

London

W8 7RW

kensingtonlettingsusers@chestertons.co.uk

02079377260



Berkeley Gardens, W8

**RUSSELL
SIMPSON**

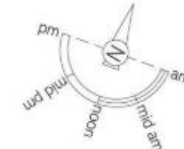
Approximate Internal Area
2,663 sq ft/ 248 sq m

Including limited use area
30 sq ft/ 3 sq m

Outside Area
432 sq ft/ 42 sq m

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes, and compass bearings before making any decisions reliant upon them.

Reduced head height below 1.5m



Chesterton Global Ltd trading as Chestertons for themselves and for the vendor of this property whose agents they are, give notice that (i) these particulars do not constitute any part of an offer or contract, (ii) all statements contained within these particulars are made without responsibility on the part of Chestertons or the vendor, (iii) whilst made in good faith, none of the statements contained within these particulars are to be relied upon as a statement or representation of fact, (iv) any intending purchasers must satisfy themselves by inspection or otherwise as to the correctness of each of the statements contained within these particulars, (v) the vendor does not make or give either Chestertons or any person in their employment any authority to make or give representation or warranty whatsoever in relation to this property. Wide angle lenses may be used. ©Copyright Chestertons | Chesterton Global Ltd | Registered Office 5th Floor, The Lantern, 75 Hampstead Road, London, NW1 2PL Registered Company Number 05334580.



This paper is
100% recyclable