



Lexham Gardens
Kensington, W8

CHESTERTONS





This elegant first-floor apartment situated in a stucco-fronted period building in the heart of Kensington.

The impressive reception room provides outstanding living and entertaining space, enhanced by its generous dimensions and three striking floor-to-ceiling French doors opening onto a south-facing balcony. Adjacent, the separate kitchen is thoughtfully positioned for both everyday living and hosting.

The principal double bedroom is quietly situated and benefits from fitted wardrobes and a well-appointed en-suite bathroom.

Lexham Gardens enjoys an enviable location moments from the extensive shopping, dining and transport amenities of Kensington High Street and Earls Court, while both Holland Park and Kensington Gardens are within a short stroll.

- First Floor
- Balcony
- Excellent Storage
- Wonderful Volume
- Built in storage

Asking Price £850,000

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	67 D	76 C
39-54	E		
21-38	F		
1-20	G		

Tenure: Leasehold 978 years remaining

Service Charge: £3,875 per annum

Ground Rent: £0

Local Authority: Kensington and Chelsea

Council Tax Band: F

Chestertons Kensington Sales

116 Kensington High Street

London

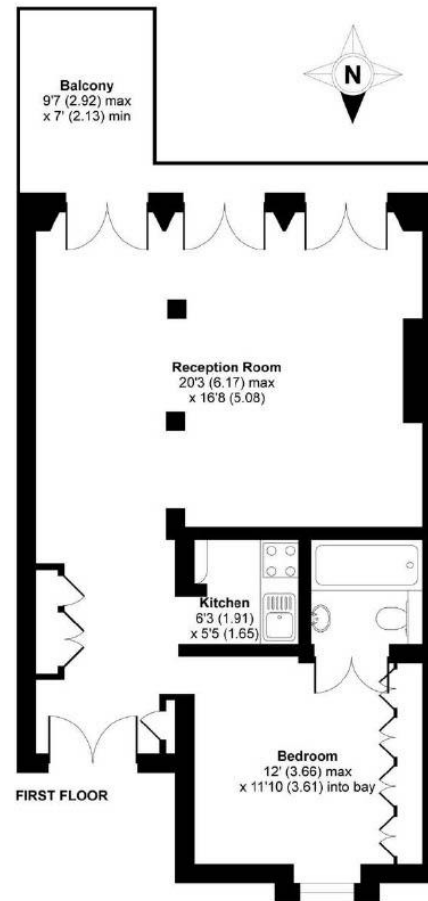
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APPROX. GROSS INTERNAL FLOOR AREA 636 SQFT / 59 SQM



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