



Lexham Gardens
Kensington, W8

CHESTERTONS





(SHORT LET) A bright two bedroom flat on the third floor of a stucco fronted period conversion. The flat benefits from a large South facing reception room, en suite shower room, family bathroom and a separate kitchen.

- A bright flat with a South facing reception room
- Two bedrooms, two bathrooms, reception room, separate kitchen
- Good storage throughout
- In close proximity to Gloucester Road and Earls Court underground stations

£5,000 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

Energy Efficiency Rating		
Energy efficient - lower running costs	Current	Potential
90-100 A		
81-90 B		
69-80 C	72	80
55-68 D		
49-54 E		
41-48 F		
31-40 G		
Not energy efficient - higher running costs		
England, Scotland & Wales EU Directive 2002/91/EC		

Minimum Term: 1 months
Deposit Required: £4,615.38
Local Authority: Royal Borough of Kensington & Chelsea
Council Tax Band: F
EPC Rating: C
Unfurnished

Chestertons Kensington Lettings

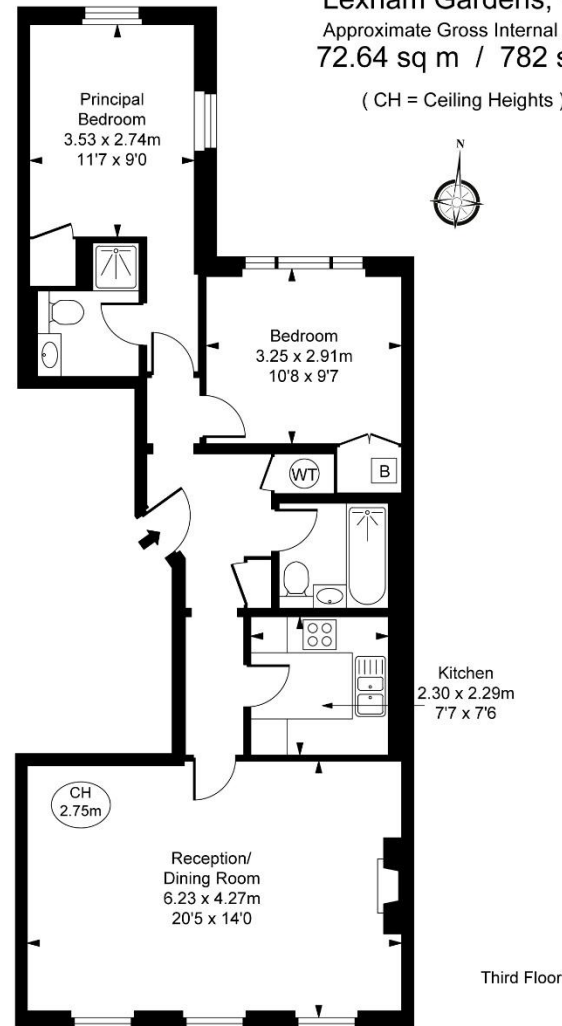
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Approximate Gross Internal Area
72.64 sq m / 782 sq ft

(CH = Ceiling Heights)



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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