





## CAMPDEN HILL ROAD

Kensington W8



## A WONDERFULLY LIGHT ONE BEDROOM APARTMENT

With a balcony, concierge, and secure underground parking and situated the fifth floor of Kensington Heights, W8.

   EPC  
1 1 1 C

Local Authority: Royal Borough of Kensington and Chelsea

Council Tax band: G

Tenure: Leasehold, approximately 982 years remaining

Ground rent: £40.36 per annum, reviewed yearly, next review due 2027

Service charge: £6,981.32 per annum, reviewed yearly, next review due 2027

**Guide Price: £795,000**



## WITH LIFT ACCESS AND PARKING

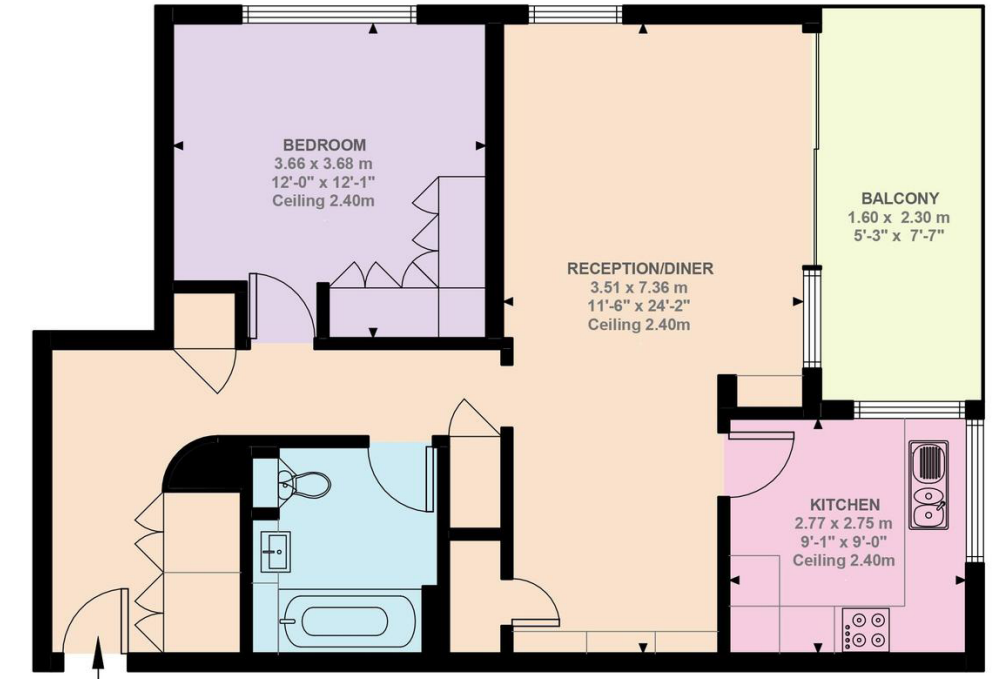
Situated on the fifth floor of this modern portered development, this spacious apartment features a bright reception room opening onto a generously sized balcony. The double bedroom is quietly positioned to the side of the building, overlooking Airlie Gardens.

The property further benefits from a concierge service, lift access, and secure underground parking.

Notting Hill Gate (Central, District & Circle lines) and High Street Kensington (District & Circle lines) are both nearby.



Campden Hill Road, W8  
 Approximate Gross Internal Area  
 65.18 SQ.M / 702 SQ.FT



Fifth Floor  
 702 ft<sup>2</sup>

Illustration for identification purposes only. Not to scale.  
 Floor Plan Drawn According To RICS Guidelines.

Approximate Gross Internal Area = 65.18 sq m / 702 sq ft

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. (ID767266)

We would be delighted  
to tell you more.

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