



Holland Park  
London, W11

CHESTERTONS







Nestled in the prestigious Holland Park area, this grand lower ground floor apartment exudes elegance and sophistication. Occupying the lower ground floor of a Holland Park Villa. Boasting three generously sized double bedrooms and two contemporary bathrooms, the property has been newly renovated to the highest standard, with lots of built-in storage.

The apartment features grand proportions throughout, with a remarkably wide hallway that enhances the sense of space and luxury. A private patio offers a charming outdoor retreat, perfect for relaxation or entertaining.

This exceptional home combines classic design with modern comforts, making it an ideal choice for discerning tenants seeking space, style, and a prime location in Holland Park.

Available now—don't miss the opportunity to call this stunning property your home.

- 3 Double Bedroom
- 2 Bathrooms
- Newly renovated
- Grand proportions
- Patio
- Holland Park Villa

### £9,500 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://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	72	81
Below average energy efficiency - higher running costs	D		
Low energy efficiency - higher running costs	E		
Very low energy efficiency - higher running costs	F		
Not energy efficient - higher running costs	G		
EU Directive 2002/91/EC			

**Minimum Term:** 12 months  
**Deposit Required:** £13,153.86  
**Local Authority:** Kensington and Chelsea  
**Council Tax Band:** H  
**EPC Rating:** C  
**Furnished**

### Chestertons Kensington Lettings

116 Kensington High Street  
 Kensington  
 London  
 W8 7RW

[kensingtonlettingsusers@chestertons.co.uk](mailto:kensingtonlettingsusers@chestertons.co.uk)  
 02079377260

# Holland Park, W11

Approximate gross internal area

184.26 sq m / 1983 sq ft

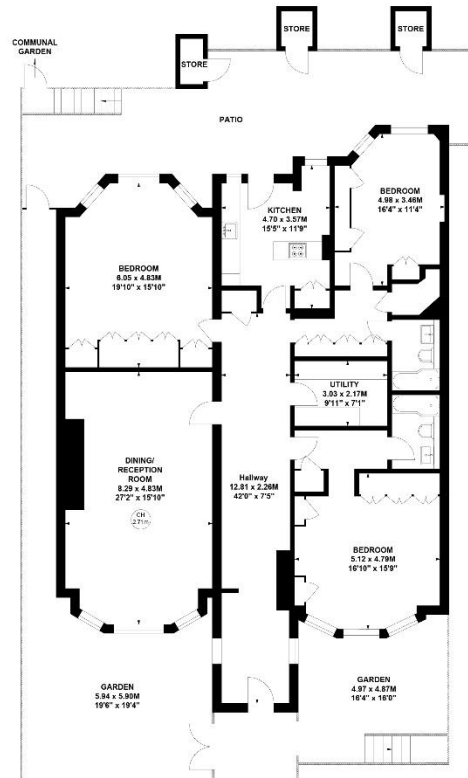
(Excluding Stores)

Stores

3.53 sq m / 38 sq ft

Key :

CH - Ceiling Height



Lower Ground Floor

Not to scale, for guidance only and must not be relied upon as a statement of fact.

All measurements and areas are approximate only

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