






CAMPDEN HILL GATE

Kensington W8



A TURNKEY TWO BEDROOM APARTMENT

Occupying the top floor of the highly coveted Campden Hill Gate development, with access to communal gardens and a garage.

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Local Authority: Royal Borough of Kensington and Chelsea
Council Tax band: H
Tenure: Leasehold, approximately 973 years remaining
Service charge: £14,113.16 per annum, reviewed every 1 year, next review due 2026

Guide Price: £4,350,000



EXTENDING TO APPROXIMATELY 1,600 SQ FT

Finished to an exceptional standard throughout, this elegant lateral residence delivers refined, contemporary living at its finest. The apartment is arranged around a welcoming entrance hall that opens onto a magnificent double reception and dining room. This superb space is complemented by herringbone timber flooring, bespoke cabinetry, a statement fireplace and impressive open city views, creating an atmosphere of understated luxury perfect for both entertaining and everyday living. The separate kitchen has been thoughtfully designed with both form and function in mind, featuring a breakfast bar, marble work surfaces and a suite of high-spec integrated appliances, all finished to a sleek, modern aesthetic. The principal bedroom suite is a true sanctuary, with a generous dressing room and a beautifully appointed en suite bathroom. The second bedroom, currently arranged as a study, offers excellent flexibility, while a guest cloakroom with a private sauna provides an additional touch of indulgence.



Duchess of Bedford's Walk, W8

Approximate Gross Internal Area

154.15 SQ.M / 1659 SQ.FT

(EXCLUDING GARAGE)

GARAGE 15.24 SQ.M / 164 SQ.FT

INCLUSIVE TOTAL AREA 169.39 SQ.M / 1823 SQ.FT



Sixth Floor
1659 ft²

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

Approximate Gross Internal Area = 154.15 sq m / 1659 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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