



## ABINGDON ROAD

Kensington W8



## A BEAUTIFULLY PRESENTED ONE-BED-ROOM APARTMENT

Situated on the ground floor of an attractive period conversion on Abingdon Road, W8.



Local Authority: Royal Borough of Kensington and Chelsea  
Council Tax band: E

Tenure: Share of freehold, approximately 136 years remaining  
Service charge: £2,875.18 per annum, reviewed yearly, next review due 2026

Guide Price: £950,000

The property has been recently renovated by the current owners and offers well-proportioned accommodation throughout. It briefly comprises a welcoming entrance hall, an elegant reception room featuring hardwood floors, a fireplace, ornate cornicing, and original shutters, a separate modern fitted kitchen, a well-sized double bedroom, and a thoughtfully designed bathroom accessed via a stylish spiral staircase.

Abingdon Road is a charming, tree-lined street running south from Kensington High Street. The area benefits from excellent transport links, an extensive selection of shops and restaurants, and close proximity to the open spaces of Holland Park.

**Abingdon Road, W8**  
Approximate Gross Internal Area  
57.82 SQ.M / 622 SQ.FT



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

Approximate Gross Internal Area = 57.82 sq m / 622 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. (1D767266)

We would be delighted  
to tell you more.

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