

# Campden Hill Court

Kensington, W8





## A beautifully presented third floor apartment in this sought after Victorian portered building.

This immaculately presented four-bedroom, four-bathroom apartment offers a generous reception room with beautiful hard wood flooring and ornamental fireplace. There is a further reception room that has bespoke wood panelling and has been elegantly designed to replicate a sophisticated library of a gentleman's club, ideal as a comfortable place to relax, or a luxurious home office.



**2 RECEPTION ROOMS**



**4 BEDROOMS**



**4 BATHROOMS**



**SHARE OF FREEHOLD**



**2,477 SQ FT**



**ASKING PRICE  
£5,250,000**



### The property

The apartment has four generously sized bedrooms, each thoughtfully designed to offer a peaceful retreat. The principal bedroom features an en-suite bathroom and walk-in wardrobe, and much like the reception rooms to the front has attractive views towards the Phillimore Estate. The property has been the subject of a detailed and thoughtful renovation and benefits lots of natural light via south and westerly orientation.

### Location

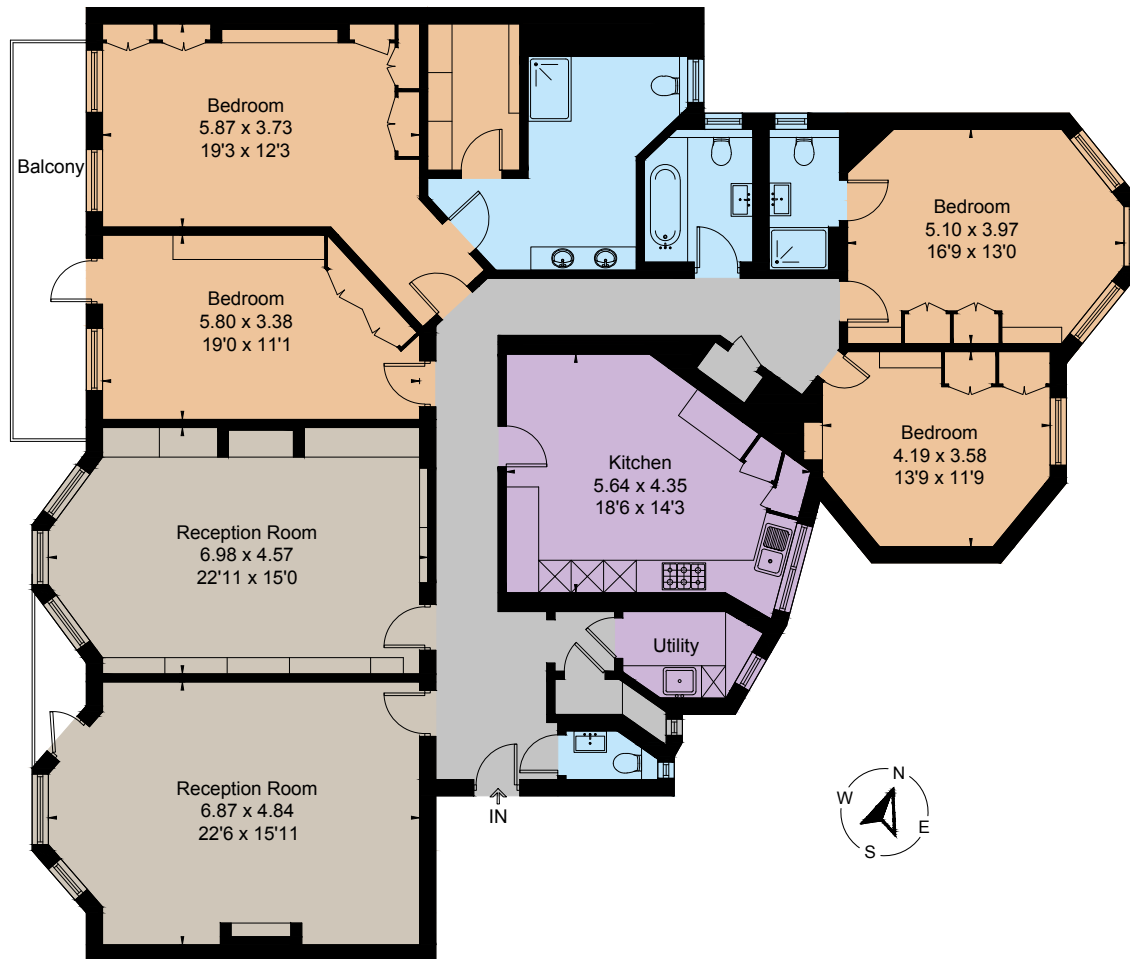
Campden Hill Court is a highly regarded portered building conveniently located for the amenities and transport links of both Kensington High Street and Notting Hill Gate. The green open spaces of Kensington Gardens and Holland Park are located close by.











Third Floor



## Floorplans

**Gross internal area 2,477 sq ft (230.1 sq m)**  
For identification purposes only.

## General

**Tenure:** Share of Freehold

**Local Authority:** The Royal Borough of Kensington and Chelsea

**Service Charge:** Half yearly service charge £6,751.85 -  
Half yearly reserve fund £3,474.07

**Ground Rent:** TBC

**Council Tax:** Band H

**EPC Rating:** D

**Parking:** Resident permit parking

**Broadband:** High speed internet available

## Kensington

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