

A large, four bedroom, three bathroom apartment situated on the first floor of a charming period building in the heart of Kensington.

A spacious (2,367 sq.ft) four-bedroom apartment set within a beautiful period building, situated in arguably one of the most sought after of locations in the heart of Kensington.



1 RECEPTION ROOM



4 BEDROOMS



3 BATHROOMS



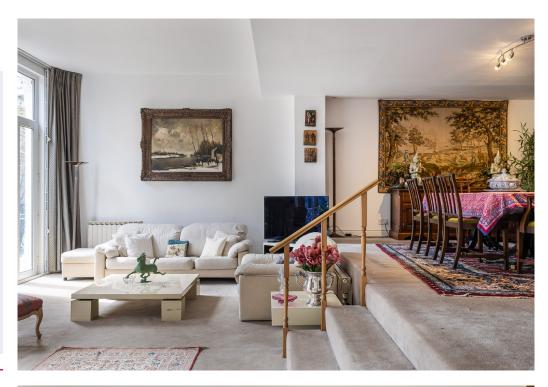
LEASEHOLD



2,367 SQ FT



ASKING PRICE £3,150,000



The property

Occupying the first floor (with private lift entrance) of this period building and offering excellent volume and ceiling height that flood the property with natural light. The accommodation comprises four bedrooms, three bathrooms (and guest WC), a large sunken reception room, and balcony. There is also an additional storage room in the basement.

Location

Idyllically situated in Vicarage Gate, a tranquil culde-sac adjacent to Kensington Church Street, the residence enjoys proximity to the sprawling greenery of Kensington Gardens, Hyde Park and Holland Park and the amenities of Kensington High Street (Circle & District Lines).



















First Floor

IMPORTANT NOTICE: Strutt & Parker gives notice that: 1. These particulars do not constitute an offer or contract or part thereof. 2. All descriptions, photographs and plans are for guidance only and should not be relied upon as statements or representations of fact. All measurements are approximate and not necessarily to scale. Any prospective purchaser must statisfy themselves of the correctness of the information within the particulars by inspection or otherwise. 3. Strutt & Parker does not have any authority to give any representations or warranties whatsoever in relation to this property (including but not limited to planning/building regulations), nor can it enter into any contract on behalf of the Vendor. 4. Strutt & Parker does not accept responsibility for any expenses incurred by prospective purchasers in inspecting properties which have been sold, let or withdrawn. 5. We are able to refer you to SPF Private Clients Limited ("SPF") for mortgage broking services, and to Alexander James Interiors ("AJI"), an interior design service. Should you decide to use the services of SPF, we will receive a referral fee from them of 25% of the aggregate of the fee paid to them by you for the arrangement of a mortgage and any fee received by them from the product provider. Should you decide to use the services of AJI, we will receive a referral fee of 10% of the net income received by AJI for the services they provide to you. 6. If there is anything of particular importance to you, please contact this office and Strutt & Parker will try to have the information checked for you. Photographs taken May 2025, Particulars prepared May 2025. Strutt & Parker is a trading style of BNP Paribas Real Estate Advisory & Property Management UK Limited

Floorplans

Gross internal area 2,367 sq ft (219.9 sq m) Excluding Void For identification purposes only.

General

Tenure: Leasehold of 999 Years from 14th June 2007

Local Authority: The Royal Borough of Kensington

and Chelsea

Service Charge: £4,750.00 paid six monthly in

advance

Ground Rent: Peppercorn

Council Tax: Band G

EPC Rating: C

Parking: Residents' permit

Broadband: High speed internet available

Kensington

103 Kensington Church Street, London W8 7LN

020 7938 3666

kensington@struttandparker.com struttandparker.com





