



KENSINGTON HEIGHTS, W8
£950,000 SHARE OF FREEHOLD

A VERY WELL PRESENTED TWO BEDROOM FLAT SITUATED ON THE FIRST FLOOR (WITH LIFTS) OF A WELL MAINTAINED MODERN BLOCK WITH 24 HOUR PORTERAGE AND SECURE OFF STREET PARKING.

Kensington | 020 7727 1500
 118 Kensington Church Street, Kensington, London, W8 4BH

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DESCRIPTION:

A very well presented two bedroom flat situated on the first floor (with lifts) of a well maintained modern block with 24 hour portorage and secure off street parking. The flat has a good sized reception room, well-equipped modern fitted kitchen, two double bedrooms, bathroom and shower room.

Kensington Heights is situated at the top of Campden Hill Road between Kensington High Street and Notting Hill Gate with their many excellent shops, restaurants and transport facilities. The green open spaces of Kensington Gardens and Holland Park are also within easy walking distance.

ACCOMMODATION:

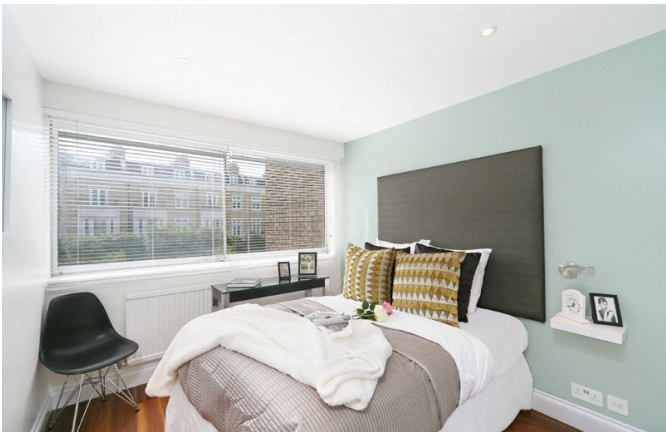
Entrance Hall | Reception Room | Separate Kitchen | Two Double Bedrooms | Bathroom | Shower Room | Secure Parking | Lifts | 24 Hour Portorage

LOCAL AUTHORITY:

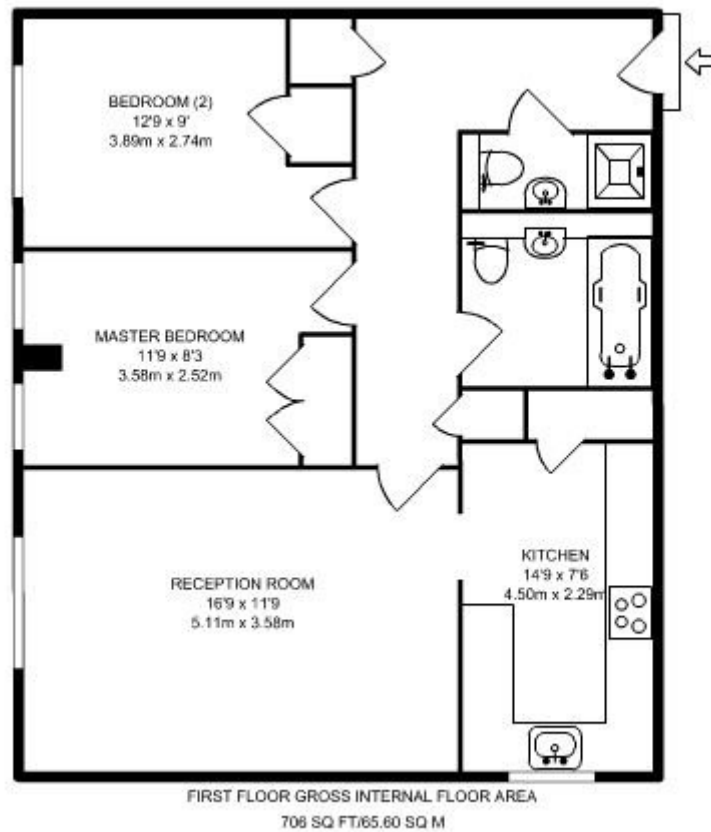
The Royal Borough of Kensington & Chelsea

NEAREST PUBLIC TRANSPORT:

Notting Hill Gate
 Holland Park
 High Street Kensington







This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	79 C	82 B
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Lease: 984 years remaining
Ground Rent: £41 per annum
Service Charge: £7,122 per annum
Council tax band: G

Please note all figures are approximate

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