



COPE PLACE  
KENSINGTON W8

Winkworth





An attractive four bedroom Victorian terraced house with pretty south facing rear garden. The accommodation consists of a double reception room, dining room, kitchen, four bedrooms, bathroom, shower room and guest WC. The house is now in need of refurbishment allowing any incoming purchaser the opportunity to refurbish and extend the property (subject to planning permission) to create a home in their own taste and style.

Cope Place is a quiet street situated just to the south of Kensington High Street and is close to 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 | Double Reception Room | Dining Room  
Kitchen | Four Bedrooms | Bathroom | Shower Room  
Guest WC | South Facing Rear Garden

## TERMS

Tenure: Freehold  
Borough: The Royal Borough of Kensington & Chelsea  
Council Tax: Band G  
Price: £2,400,000

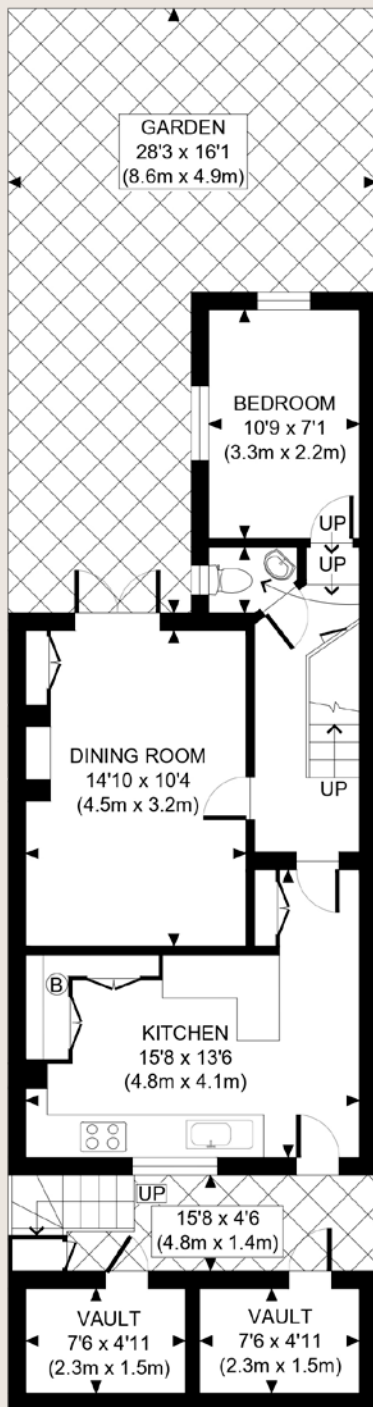


GROSS INTERNAL FLOOR AREA WITH VAULT (APPROX.)

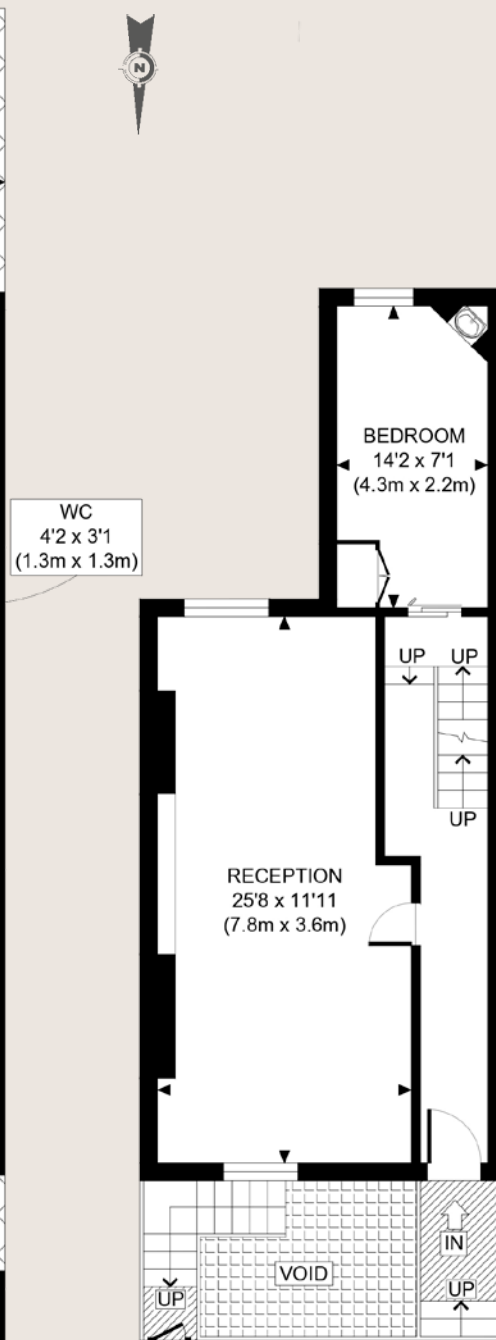
148.7 sq m (1,601 sq ft)

GROSS INTERNAL FLOOR AREA WITHOUT VAULT (APPROX.)

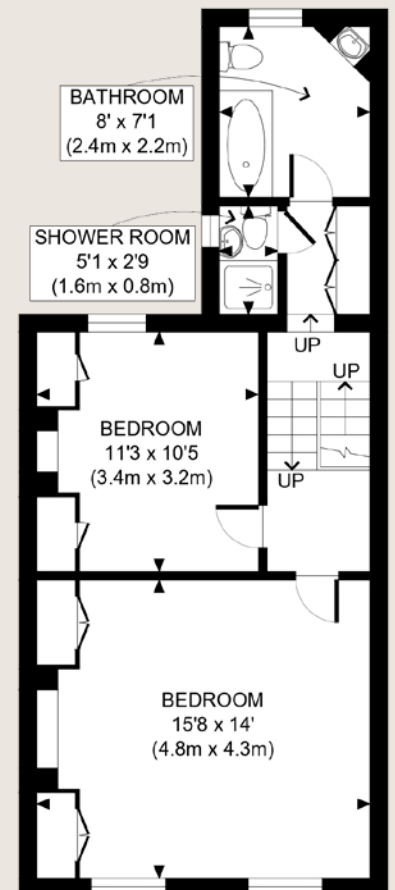
141.3 sq m (1,521 sq ft)



Lower Ground Floor



Raised Ground Floor



First Floor

Score	Energy rating	Current	Potential
92+	A		
81-91	B		84 B
69-80	C		
55-68	D	68 D	
39-54	E		
21-38	F		
1-20	G		

Under the Property Misdescriptions Act these particulars are intended as a guide and act as information only. They give a fair overall description for the guidance of potential purchasers or tenants but do not constitute an offer or part of a contract. All details and approximate measurements are given in good faith and are believed to be correct at the time of printing, but any potential purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to their correctness. No employee of Winkworth has authority to make or give any representation or warranty to this property.

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