



Third Floor Flat Warwick Gardens, London W14 8PP

welcome to

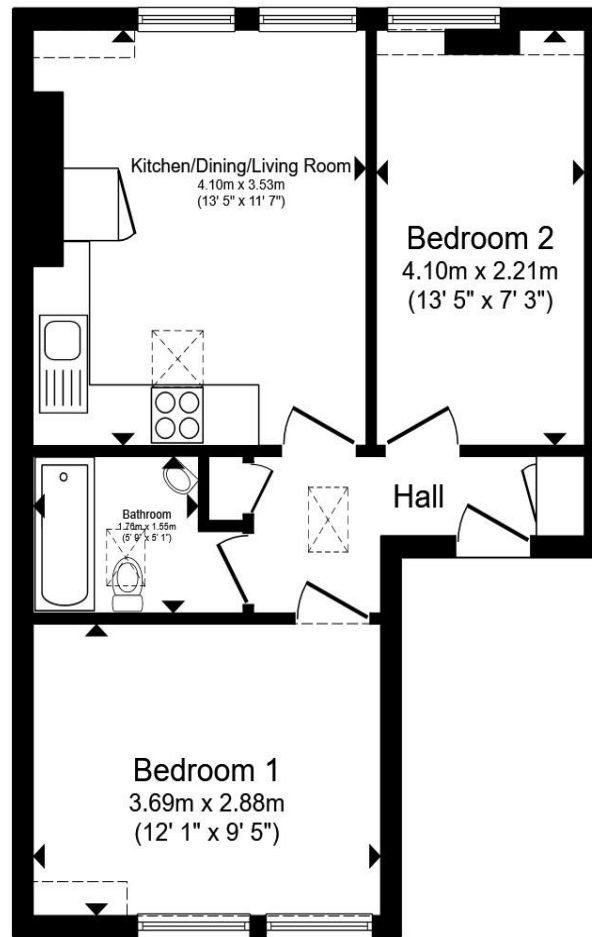
Third Floor Flat Warwick Gardens, London

Spanning approximately 42.9 sqm (461 sq ft) of intelligently designed internal space, the property features a bright and spacious open-plan kitchen, dining, and living area alongside a sleek, modern bathroom. The accommodation includes a generous double bedroom, whilst the versatile second bedroom is perfectly suited as a guest room or dedicated home office. It comes fully equipped with premium smart-home upgrades, including integrated air conditioning, automated curtains, smart lighting, and connected appliances, alongside luxurious underfloor heating in the bathroom.

Set along the historic, tree-lined avenues of Warwick Gardens, the apartment benefits from secure entry and an abundance of natural light. A peaceful sanctuary-ideal for professionals, young families, or those seeking a premium London pied-à-terre.

Superb lifestyle and transport links. Kensington High Street, Kensington Olympia, and Earl's Court stations are all within short walking distance, providing effortless access across London. The green spaces of Holland Park, world-class shopping at Westfield, and premium dining are right on your doorstep. For families, the property sits within easy reach of top-tier schools, including the highly renowned London Oratory School and the 'Outstanding' rated Fox Primary School and Kensington Academy.





Total floor area 42.9 m² (462 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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Third Floor Flat Warwick Gardens, London

- Share Of Freehold
- Royal Borough Of Kensington & Chelsea
- Period Building
- Top Floor -Third Floor
- Fully Air-Conditioned (x3 Units)

Tenure: Leasehold EPC Rating: C

Council Tax Band: D Service Charge: 4500.00

Ground Rent: 10.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 24 Jun 1990. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£500,000



Please note the marker reflects the postcode not the actual property

view this property online barnardmarcus.co.uk/Property/WKT107590



Property Ref:
WKT107590 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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