



A wonderful studio apartment located on the second floor of a sought after portered development with excellent leisure facilities.

Charles House, 385 Kensington High Street, W14

£600,000 Leasehold (989 years remaining)



A very well proportioned studio apartment • Located on the second floor (with lift) • Situated in an immaculate development with gym and pool • Benefits from 24hr concierge • Fantastic location close to many amenities

Local Information

Charles House is part of the award winning 375 Kensington High Street development and is located at the western end of Kensington High Street. There are a number of local shops and restaurants nearby as well as excellent transport links at Kensington Olympia Mainline Station (district and over ground lines) whilst the open spaces of Holland Park itself are close by

About this property

This 2nd floor (with lift) studio apartment with floor to ceiling windows and a bright aspect benefits from a separate kitchen and small balcony.

Features include hardwood flooring, marble, stone and crystal tiling, under-floor heating in the bathroom and hallway, comfort cooling/heating in the reception room/bedroom, cabling for an integrated home entertainment system which all combine to create a luxurious modern lifestyle.

Charles House was the second building to be completed in the "375 Kensington High Street" scheme being created by the renowned St Edward group. There is a 24hr concierge service, private cinema, residents' gym, swimming pool, sauna and spa facilities as well as a business conference suite.

Tenure

Leasehold (989 years remaining)

Service Charge

£3,600 per annum

Ground Rent

£400 per annum

Local Authority

Royal Borough of Kensington & Chelsea

Energy Performance

EPC Rating = B

Viewing

All viewings will be accompanied and are strictly by prior arrangement through Savills Kensington Office.
Telephone: +44 (0) 20 7535 3300.





Charles House, 385 Kensington High Street, W14
Gross Internal Area 355 sq ft, 33 m²

Charlie Kennard
Kensington
+44 (0) 20 7535 3300
charlie.kennard@savills.co.uk



savills

savills.co.uk

Charles House, Kensington High Street, W14

Approximate Gross Internal Area
355 sq ft / 33 sq m

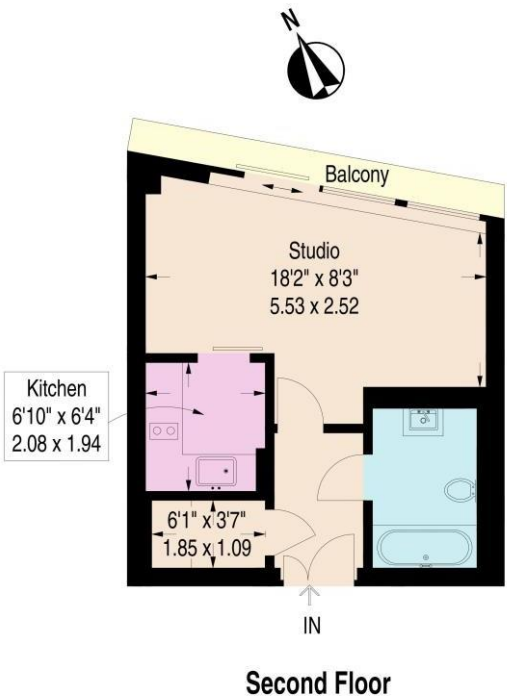


Illustration for identification purposes only,
measurements are approximate, not to scale.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B	83	83
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

Important Notice Savills, its clients and any joint agents give notice that 1: They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2: Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Savills have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise. 20201201HHTV

