



# Campden Hill Gardens

KENSINGTON W8

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An imposing and elegant mid Victorian semi-detached house with excellent family accommodation along with off street parking and a good sized garden. The house has the benefit of plenty of entertaining space including a lovely raised ground floor drawing room and study. The garden floor boasts a spacious kitchen, family sitting room and conservatory leading out onto the garden.

Quietly positioned on Campden Hill Gardens you are in close proximity to the excellent amenities of Notting Hill Gate. This includes Holland Park and Kensington Gardens. It is also a stone's throw away from many good schools and restaurants.

**6 Bedrooms | 5 Bathrooms | 2 Reception Rooms | Garden | Off Street Parking**

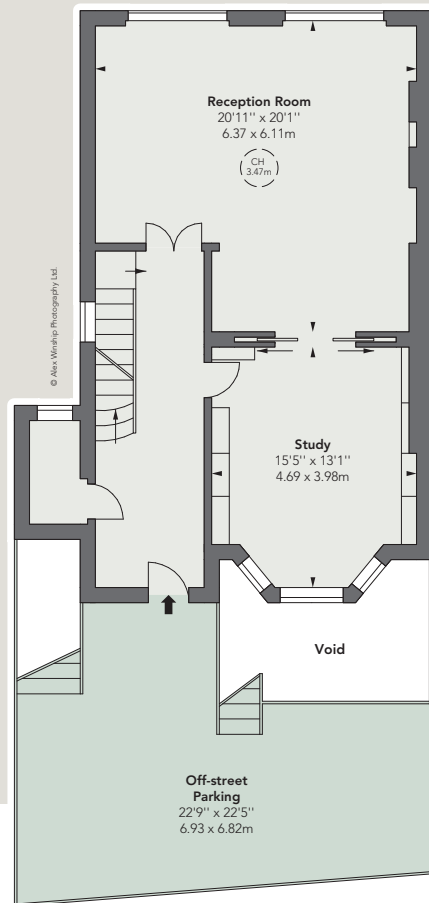
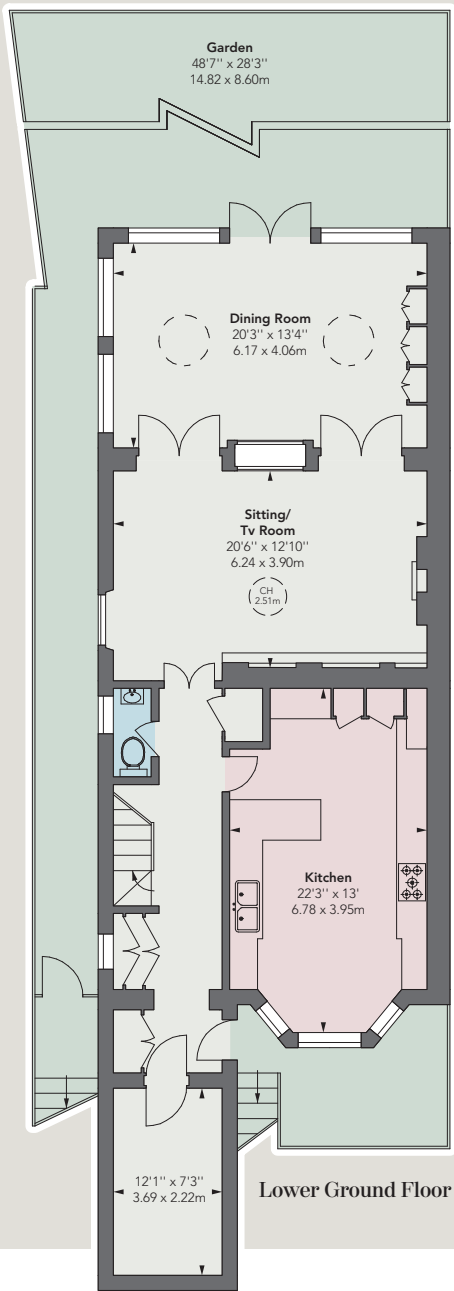
**Tenure:** Freehold

**Price:** £7,500,000

**EPC:** Rating D

**Local Authority:** Royal Borough Chelsea and Kensington





APPROXIMATE GROSS INTERNAL AREA  
3,895 sq ft / 361.85 sq m  
including eaves storage and under 1.5m area

UNDER 1.5M AREA  
251 sq ft / 23.32 sq m

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. In accordance with the Property Mis-Description Act 1991, the following details have been prepared in good faith, and are not intended to constitute part of an offer or contract. Any information contained herein (whether in the text, plans or photographs) is given in good faith but should not be relied upon as being a statement of representation of fact. Nothing in these Particulars shall be deemed to be a statement that the property is in good condition or otherwise nor that any services or facilities are in good working order. Any measurements of distances referred to herein are approximate only. 15/12/20 RSW8-201207-06GG

