

# Cromwell Crescent, Kensington SW5

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Set on the raised ground floor of a handsome period building, this apartment has excellent entertaining space and superb ceiling heights. Accommodation extends to 945 sq ft and comprises of; two bedrooms, one bathroom, modern fitted kitchen and reception room with large bay window.

Cromwell Crescent is situated close to Kensington High Street and the green spaces of Holland Park. The closest tube stations are Kensington High Street (District and Circle lines) and Earls Court (District and Piccadilly lines). Motorists will benefit from rapid routes to the West and Heathrow Airport via M4.



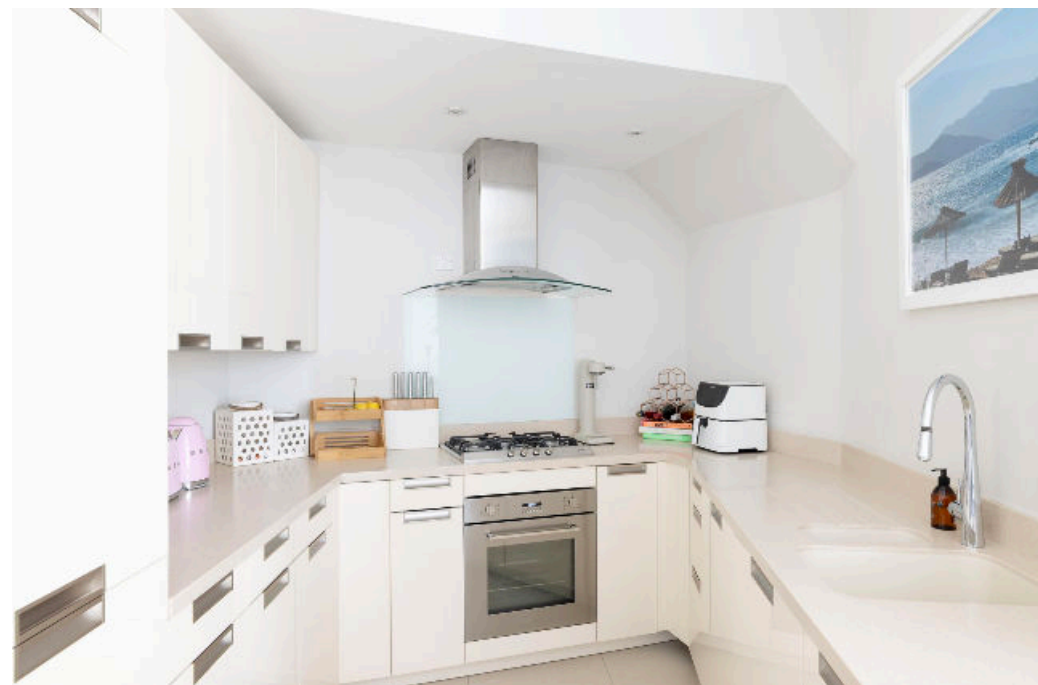
**Guide price:** £1,250,000

**Tenure:** Share of freehold, approximately 987 years remaining

**Service charge:** £2,800 per annum, reviewed every year, next review due 2025

**Local authority:** Royal Borough of Kensington and Chelsea

**Council tax band:** E



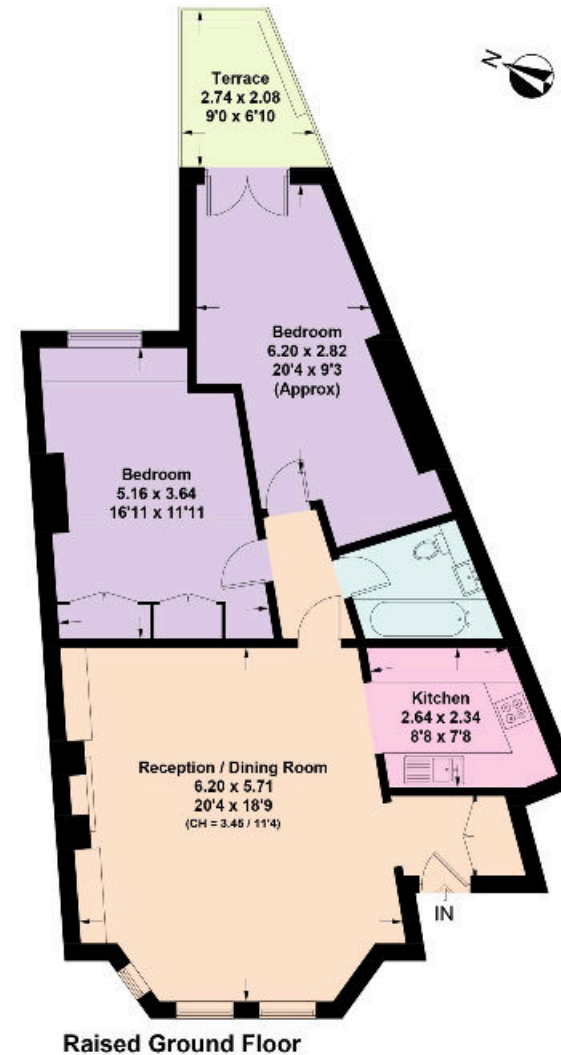




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**Approximate Gross Internal Floor Area**  
**87.8 sq m / 945 sq ft**

This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the important notice on the last page of the text of the Particulars.



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Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

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