






## WRIGHTS LANE

Kensington W8



# A SPACIOUS THREE BEDROOM APARTMENT WITH PARKING

A well-proportioned apartment located on the fifth floor (with lift access) of Sovereign Court, a popular apartment building moments from Kensington High Street.

			EPC
3	2	1	H

Local Authority: Royal Borough of Kensington and Chelsea

Council Tax band: H

Tenure: Leasehold, approximately 971 years remaining

Ground rent: We have been unable to confirm the current ground rent or review period. You should make your own enquiries.

Service charge: £10,447.52 per annum, reviewed every 1 year, next review due 2026

Guide Price: £1,700,000



## SPANNING APPROXIMATELY 1,329 SQ FT

This bright and well-proportioned three bedroom apartment briefly comprises; entrance hall, spacious reception room, separate modern fitted kitchen, principal bedroom with en suite bathroom and built-in wardrobes, two further double bedrooms and a family bathroom.

Sovereign Court benefits from 24-hour security and portorage, a residents' gym and one car parking space.

The development is conveniently located on the south of Kensington High Street, offering an array of shops, restaurants and transport links together with the open spaces of Kensington Gardens and Holland Park.

\*Please note we have been informed of some fire safety matters that applicants should be aware of when considering this property. Further information will be provided.





Approximate Gross Internal Area = 123.49 sq m / 1329 sq ft



Illustration for identification purposes only. Not to scale.  
Floor Plan Drawn According To RICS Guidelines.

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. (ID767266)

We would be delighted  
to tell you more.

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