



Palace Gate, South Kensington, W8 5NF

Guide Price £795,000 Share of Freehold

Palace Gate

Introducing Palace Gate...

This stylish one bedroom apartment has been refurbished to a high standard throughout located on the fourth floor of this sought after portered block moments away from Hyde Park.



Welcome to South Kensington...

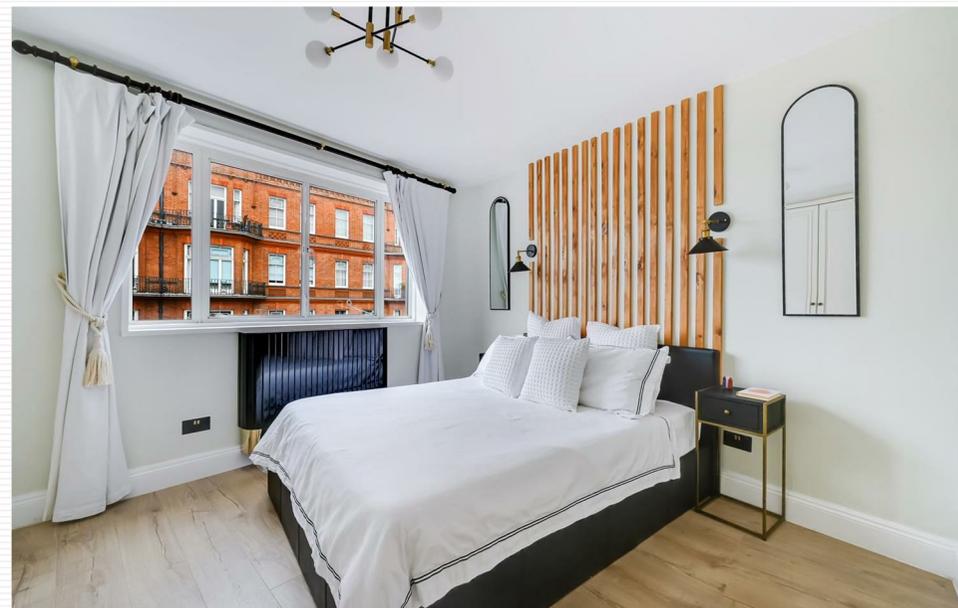
Palace Gate is a secure portered modern mansion block located just meters from the green open spaces of Kensington Gardens and Hyde Park. It is ideally located for the underground stations at Gloucester Road (Circle, District & Piccadilly lines) and High Street Kensington (Circle & District). An array of shops, bars and restaurants can be found on Kensington High Street.



- Share of Freehold Apartment
- 1 Bedroom Apartment (Fourth Floor)
- Lift Access
- Portered Building
- Separate Kitchen
- En Suite Shower Room
- Close to Hyde Park

Palace Gate

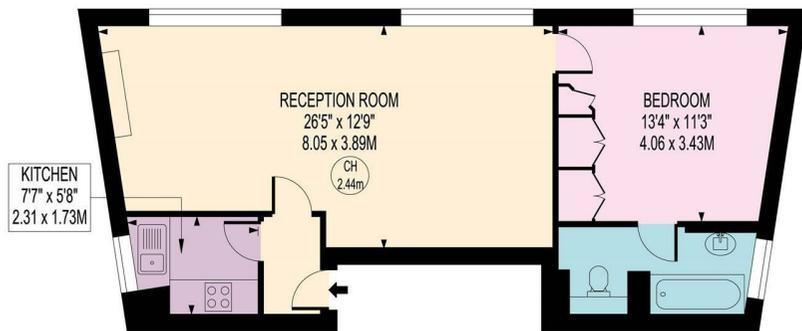




PALACE GATE
 APPROXIMATE GROSS INTERNAL FLOOR AREA : 570 SQ FT- 53.0 SQ M



CH = CEILING HEIGHT



FOURTH FLOOR



FOR ILLUSTRATION PURPOSES ONLY
 THIS FLOOR PLAN SHOULD BE USED AS A GENERAL OUTLINE FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE IN WHOLE OR IN PART AN OFFER OR CONTRACT.
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 ANY AREAS, MEASUREMENTS OR DISTANCES QUOTED ARE APPROXIMATE AND SHOULD NOT BE USED TO VALUE A PROPERTY OR BE THE BASIS OF ANY SALE OR LET.

Please note, on behalf of Fuller Gilbert & Co and the owner of this property, that these particulars do not constitute an offer or contract. Fuller Gilbert & Co has not undertaken any tests on any of the equipment, systems or fittings described in these particulars and no warranties can be given. Please also note that the wiring, plumbing and drains have not been checked. Our client has advised of the tenure of the property. The length of lease and service charge have been provided by a third party. Any intending purchase must obtain confirmation of these facts from their solicitor.

Estate Agents
 Valuers
 Private office
 Development Consultants
 Property Consultants
 Asset & Capital Management

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Drawn in accordance with RICS guidelines this plan is for guidance only and does not constitute in whole or part an offer or contract. It is not to scale (unless stated) and windows/door openings are approximate. Whilst every care has been taken in preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. Areas, measurements/distances are approximate and should not be used to value a property or be the base of any sale/let. Any intending purchaser or lessee should satisfy themselves through inspection, searches, enquiries and full survey as to the correctness of each statement

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
Very energy efficient - lower running costs		Very environmentally friendly - lower CO ₂ emissions	
(92 plus) A		(92 plus) A	
(81-91) B		(81-91) B	
(69-80) C		(69-80) C	
(55-68) D		(55-68) D	
(39-54) E		(39-54) E	
(21-38) F		(21-38) F	
(1-20) G		(1-20) G	
Not energy efficient - higher running costs		Not environmentally friendly - higher CO ₂ emissions	
57	59		
England & Wales	EU Directive 2002/91/EC	England & Wales	EU Directive 2002/91/EC