



Hyde Park Gate, Kensington, London, SW7 5ED

TO RENT £3,141 PCM

## A SIMPLY STUNNING APARTMENT THAT NEEDS TO BE SEEN TO BE APPRECIATED

A very spacious lower ground property, ideally located in a historic portered building, opposite Kensington Gardens and close to the amenities of High Street Kensington. This stunning 1 bedroom flat has undergone refurbishment and has been interior designed to a very high standard. The flat boasts wooden floors throughout and access to a private patio from the living room. The flat is within a few minutes' walk of excellent transport links, including the Kensington High Street underground and all other local amenities.



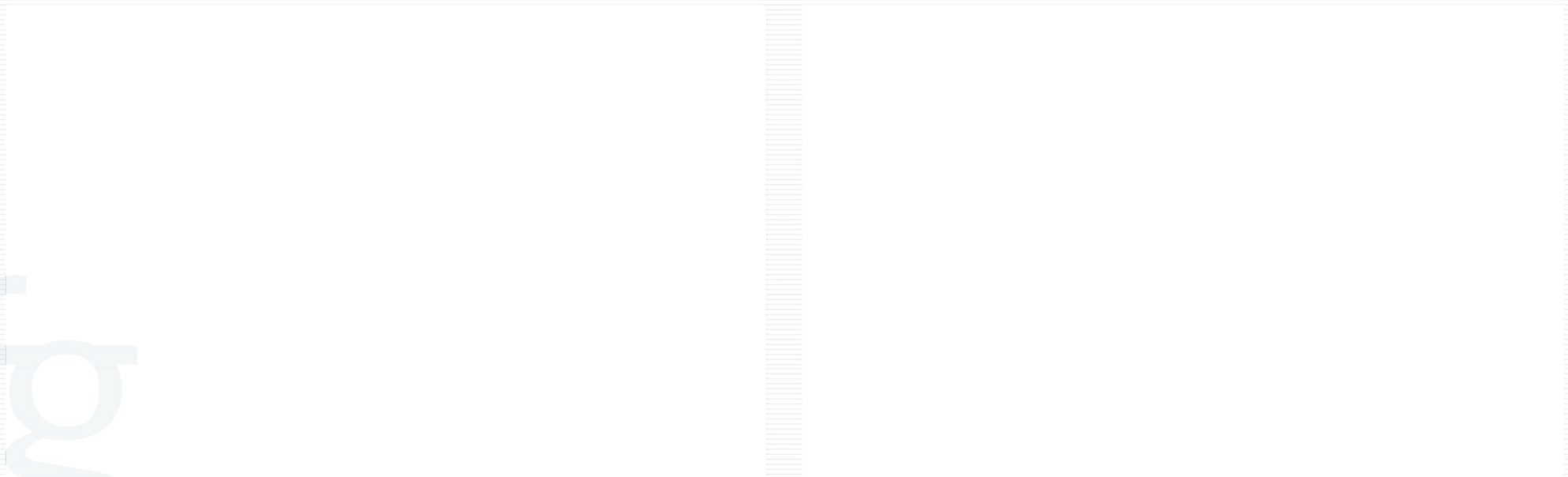
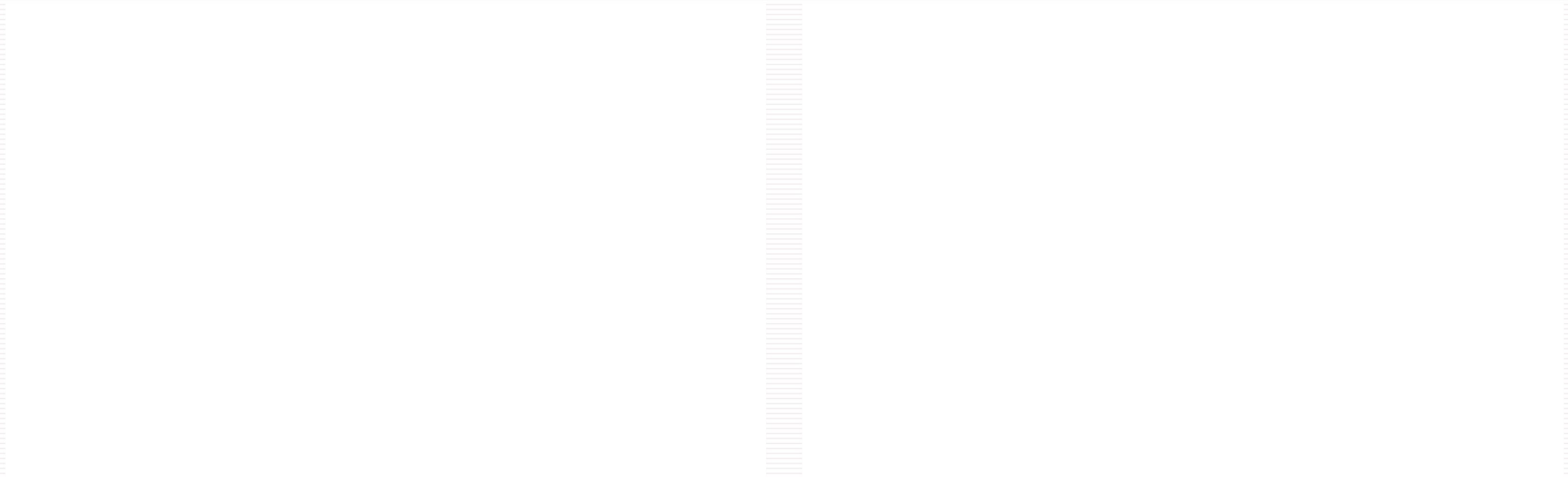


- Bright Lower Ground Floor
- Wood Flooring
- Recently Refurbished
- 1 Double Bedroom with Ensuite
- Guest Powder Room
- Modern Fitted Kitchen
- 2 Private Patios
- Porter
- Lift
- Fantastic Location

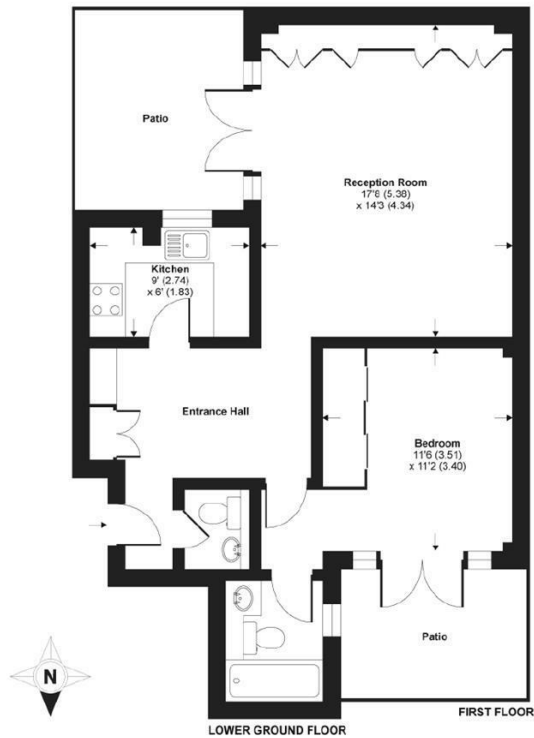


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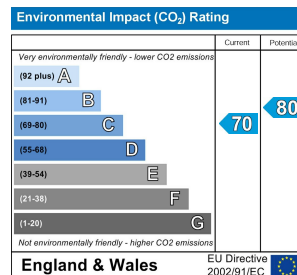
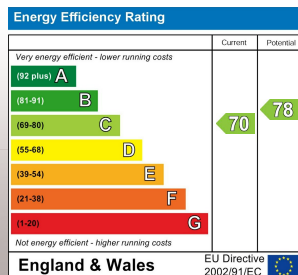


APPROX. GROSS INTERNAL FLOOR AREA 642 SQFT / 59.6 SQM  
PATIO APPROX. FLOOR AREA 247 SQFT / 22.9 SQM



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.

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



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