

B Palace Gate Mansions (Lwr Gnd Floor), 29 Palace Gate, London W8 5LY

A superbly proportioned two bedroom flat with two bathrooms and a patio. Quietly situated at the rear of the building on the lower ground floor (with lift) and requiring refurbishment. Palace Gate Mansions is a highly respected Victorian mansion building with an impressive entrance, lift and resident porter, just two minutes walk from Kensington Gardens/Hyde Park and Kensington High Street. Gloucester Road Underground station is 0.4 miles (Piccadilly, District & Circle lines). High Street Kensington Underground station is 0.5 miles (District & Circle lines).



2 Bedrooms : Bathroom : En Suite Bathroom : Reception Room : Kitchen : Patio
(Demised) : Lift : Porter : EPC Rating TBC

£925,000 | Share of Freehold



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Tenure

Leasehold, 985 years, plus share of Freehold

Ground Rent

Service Charge

£3,387.52 per annum Reserve Fund: £1,256 per annum

1. For clarification purposes, we take this opportunity to advise prospective purchasers and tenants that these particulars have been prepared in good faith and are to be used as a general guide.

2. These particulars do not form part of a statement or representation of fact and do not constitute part of, any offer or contract.

3. Prospective purchasers or tenants are advised to satisfy themselves as to the accuracy of the statements herein, as they are made without responsibility on one part of Dominics Ltd, the vendors or the Lessors and are not to be relied on as fact.

4. Advice is also hereby given, that all carpeting, curtaining and kitchen appliances, whether fitted or not, may be removed by the Vendor/unless otherwise stated in the details.

5. It should not be assumed that the property remains as displayed in the photographs. Nor should it be assumed that the contents, furniture and furnishings shown in the photographs are to be included in the tenancy or sale.

6. All measurements are approximate

7. Finally, Dominics Ltd have not tested any of the services or appliances at this property.

Disclaimer

In accordance with the 1991 Property Misdescription Act.

Palace Gate, W8

Approximate Gross Internal Area = 968 sq ft / 89.9 sq m

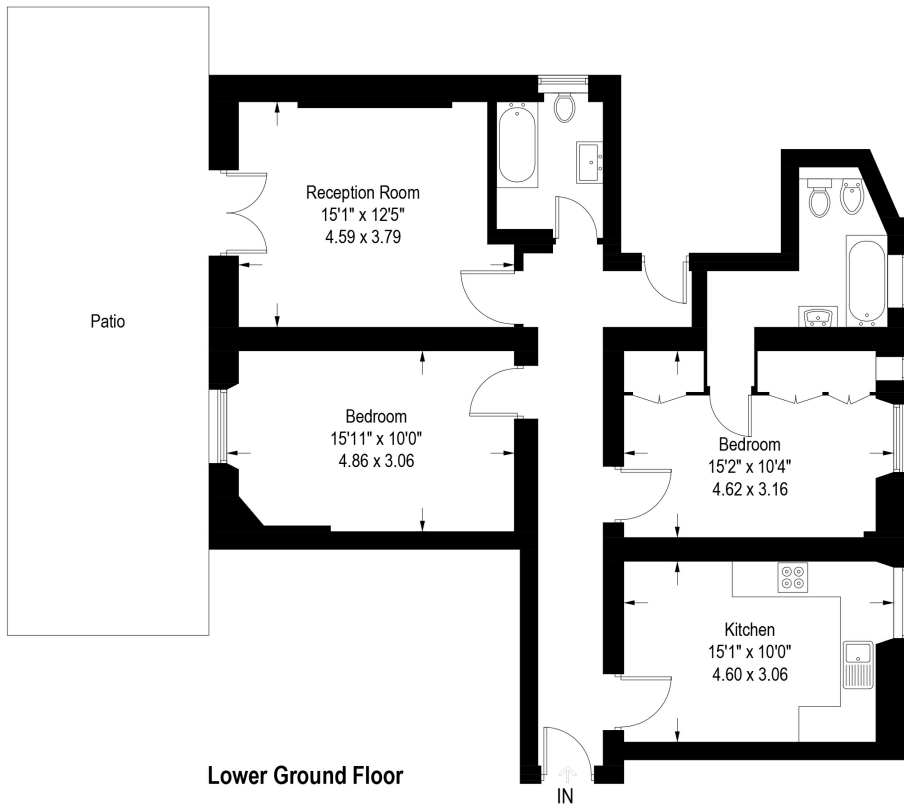


Illustration for identification purposes only,
measurements are approximate, not to scale. (ID658496)

Energy Efficiency Rating

Very energy efficient - lower running costs

(92 plus) **A**

(81-91) **B**

(69-80) **C**

(55-68) **D**

(39-54) **E**

(21-38) **F**

(1-20) **G**

Not energy efficient - higher running costs

Current	Potential
	79
44	