



STAFFORD TERRACE LONDON W8

A fabulous, south-facing raised ground floor maisonette in this elegant, stucco-fronted, period building, benefitting from a very large (30'/9m) private garden accessible from both floors.

The flat has elegantly proportioned reception rooms and bedrooms, retaining impressive period features. Stafford Terrace is located on the Phillimore Estate, within walking distance of the amenities of Kensington High Street and Kensington Church Street as well as Holland Park and Kensington Gardens.

Accommodation

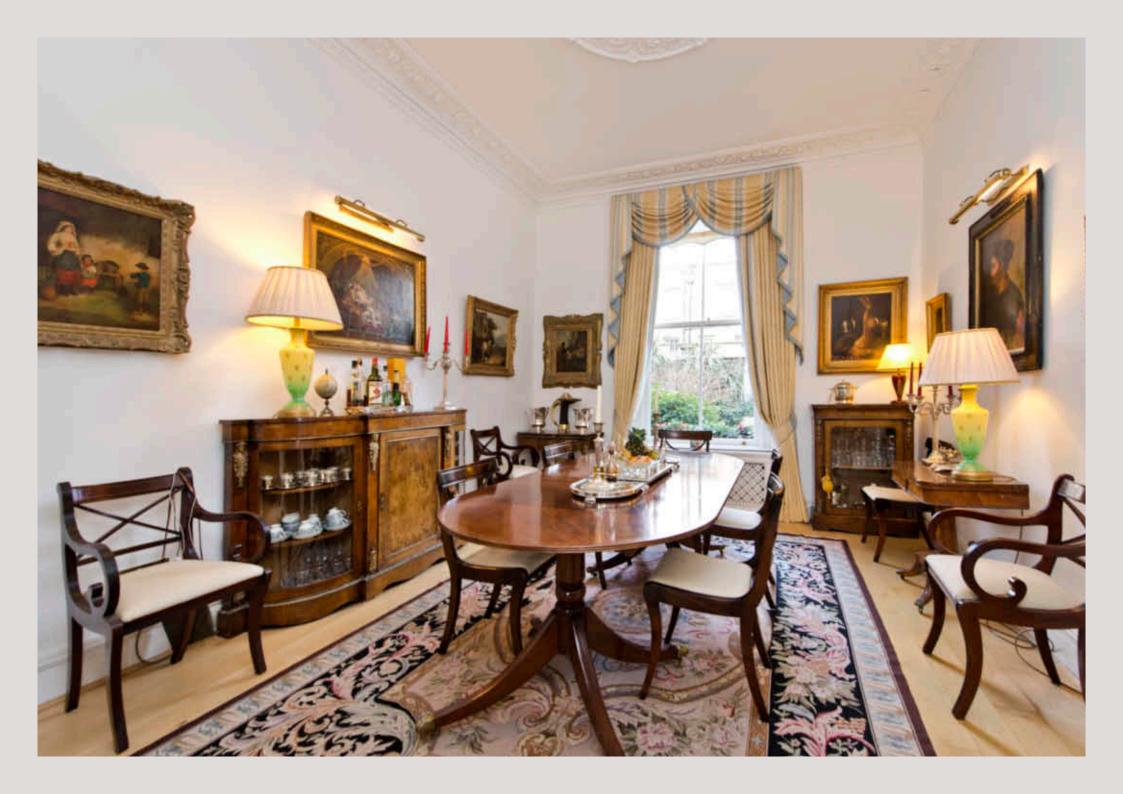
Reception Room: Dining Room: Kitchen: Two Double Bedrooms: Study/Single Bedroom: Bathroom: Shower Room En-Suite: Store Room:

Private Garden

Leasehold; Expires: 18th March 2107

Price on Application

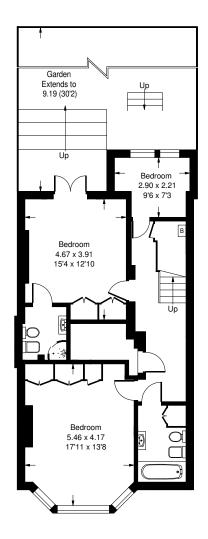




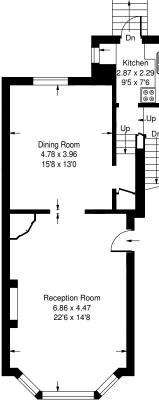
Stafford Terrace, W8

Approx. Gross Internal Area 139 sq m / 1496 sq ft

DRAFT







Lower Ground Floor

Raised Ground Floor

Whilst every attempt has been made to ensure the accuracy of the floor plan, measurements are approximate and not to scale.

No guarantee is given on the total square footage of the property quoted on the plan. Figures given are for guidance.

Plan is for illustration purposes only.







IMPORTANT NOTICE

1. These particulars have been prepared in all good faith to give a fair overall view of the property and must not be relied upon as statements or representations of fact. Purchasers must satisfy themselves by inspection or otherwise regarding the items mentioned below and as to the content of these particulars. If any points are particularly relevant to your interest in the property please ask for further information. 2. We have not tested any services, appliances, equipment or facilities, and nothing in these particulars should be deemed to be a statement that they are in good working order or that the property is in good structural condition or otherwise. 3. It should not be assumed that any contents/furnishings/furniture etc. photographed are included in the sale, nor that the property remains as displayed in the photograph(s). 4. Any areas, measurements or distances referred to are given as a GUIDE ONLY and are not precise. Purchasers must rely on their own enquiries. 5. It should not be assumed that the property has all necessary planning, building regulation or other consents. Where any reference is made to planning permission or potential uses such information is given in good faith. 6. The information in these particulars is given without responsibility on the part of the agents or their clients. These particulars do not form any part of an offer or a contract and neither the agents nor their employees have any authority to make or give any representations or warranties in relation to this property.

McKee Inc. Ltd. t/a McKee & Co. Registered Office: 1B Kynance Place, London SW7 4QS. Registered in England: No. 08844909 323526

