



RUSSELL SIMPSON

A refined four-bedroom apartment
with lift access in the heart of
Kensington

ABINGDON COURT
KENSINGTON W8

Abingdon Court

£2,308 P/W

BEDROOMS 4	INTERNAL 1,661 SQ FT 154 SQM	OUTDOOR 13 SQ FT	FURNISHED STATUS Furnished / Unfurnished
BATHROOMS 3		EPC D	COUNCIL TAX RBKC, G



The Property

A well-proportioned four-bedroom apartment with lift access and porter service.

Entering the apartment, the generous entrance hall sets the tone for the considered interiors throughout. The reception room is a well-proportioned space with direct access to the patio, offering a comfortable and light-filled setting for everyday living.

The separate dining room is an impressive space, featuring polished wooden floors, a large horizontal mirror above a dark wood sideboard, and recessed ceiling lighting that creates a warm and sophisticated ambience.

The kitchen is sleek and modern in design, with wooden upper cabinetry and a smooth stone countertop that extends into a matching backsplash. A large window allows natural light to fill the space, with greenery visible beyond.





The Bedrooms

The principal bedroom is a well-proportioned room featuring mirrored sliding wardrobe doors that enhance the sense of space, soft carpet underfoot, and Roman shades on the windows.

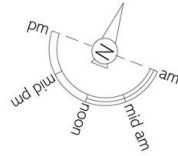
The second bedroom is the largest of the four, also benefitting from mirrored wardrobes and neutral tones throughout. The third and fourth bedrooms are comfortable and well-sized rooms. The four bedrooms are served by three bathrooms, one of which is a superb modern space featuring a freestanding white bath, a chrome floor-mounted faucet, and neutral large-format wall tiling with a recessed shelving niche.



The Neighbourhood

The apartment includes a patio accessible directly from the reception room, providing a pleasant outdoor space.

Abingdon Villas is an attractive, tree-lined street in the heart of Kensington, one of London's most upmarket residential addresses. The property sits within easy reach of Kensington High Street, with its broad selection of shops, restaurants and cafés. Holland Park, with its beautiful formal gardens and woodland walks, is a short walk away. Kensington (Olympia) and High Street Kensington stations are both within easy reach, providing excellent connections across the city.



Abingdon Court, Abingdon Villas. W8

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Approximate Internal Area
1,661 sq ft/ 154 sq m
Outside Area
14 sq ft/ 14 sq m

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.



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