



RUSSELL SIMPSON

A semi-detached, bright,
six-bedroom family home in
excellent condition

STAFFORD TERRACE
KENSINGTON W8

Stafford Terrace Kensington W8

£8,950,000

BEDROOMS 6	INTERNAL 4,727 SQ FT 439 SQ M	OUTDOOR 1,363 SQ FT	COUNCIL RBKC
RECEPTION ROOMS 3		EPC D	COUNCIL TAX Band H
BATHROOMS 5	—	TENURE Freehold	



The Property



Impressive Grade II listed end-of-terrace house with opulent interiors on a sought-after street situated between Holland Park & Kensington Gardens on the prestigious Phillimore Estate

Entering the house on the raised ground floor, the front hall leads into a generous reception room. As well as high ceilings and a south-facing bay window, this room has beautifully decorated moulded ceilings. Furthermore, double doors flow through to a spacious second reception room.

The house has been recently refurbished and is presented in excellent condition. Its elegant but restrained interiors emphasise the grand proportions and natural light.



Russell Simpson

Stafford Terrace



The lower ground floor consists of a kitchen with fitted units and a central island. The kitchen opens onto a formal dining room, with a French door leading into the garden. This floor also features a utility room, a guest WC, and considerable storage space.



Indoor Spaces

The first floor is entirely occupied by the principal bedroom suite. It includes a bedroom with a broad bay window, a bathroom with a bath and two walk-in wardrobes.

The second floor features two more bedrooms, both ensuite. Finally, the third floor has three bedrooms and a bathroom.





Outdoor Spaces & The Neighbourhood

The house includes a paved rear garden with enough space for outdoor entertaining.

Stafford Terrace is an impressive street lined with half-stucco houses built in the late Victorian Era. From here, the many restaurants and shops of Kensington High Street are close, as well as the underground station. In addition, the southern entrance to Holland Park is a short walk away.

APPROXIMATE INTERNAL AREA

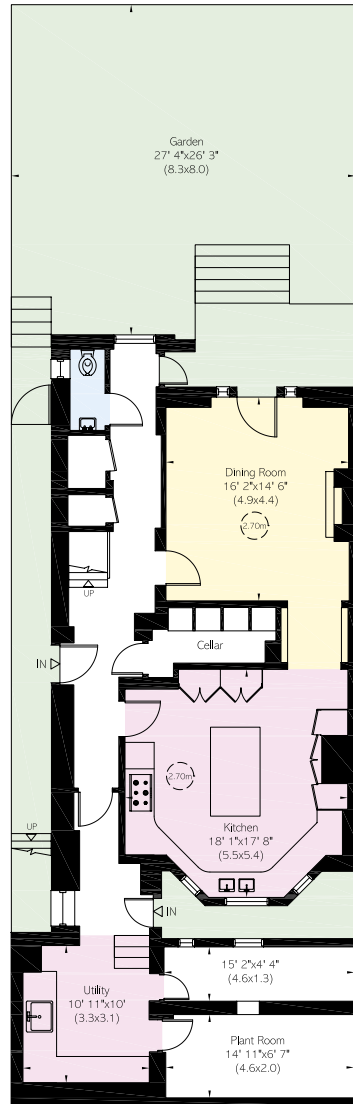
4,727 SQ FT / 439 SQ M

INCLUDING LOFT

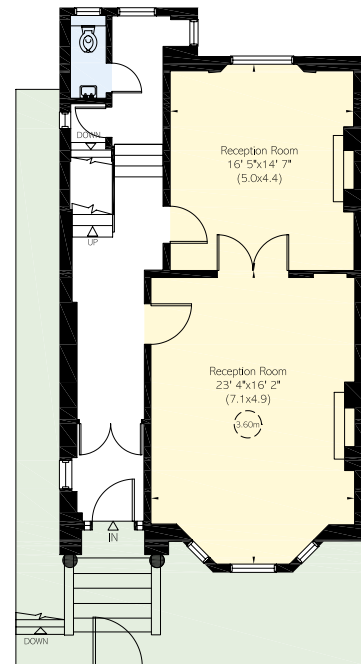
104 SQ FT / 10 SQ M

OUTSIDE AREA

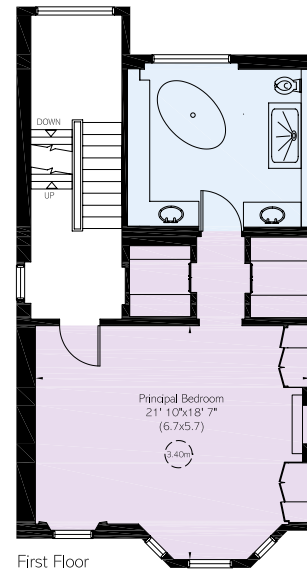
1,363 SQ FT / 127 SQ M



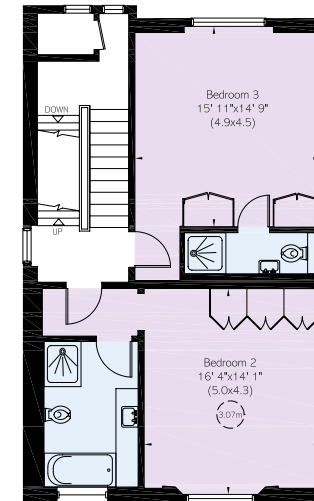
Lower Ground Floor



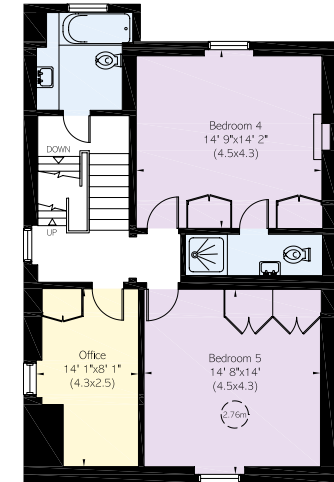
Raised Ground Floor



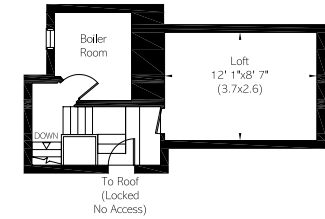
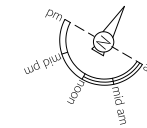
First Floor



Second Floor



Third Floor



Fourth Floor

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Nothing in these Particulars shall be deemed to be a statement that the property is in good condition or otherwise nor that any services or facilities are in good working order.
Any measurements of distances referred to herein are approximate only. October 2021