

RIGBY & MERCHANT

A beautifully presented two bedroom, two bathroom apartment occupying the raised ground floor of an elegant Victorian townhouse on one of North Kensington's most desirable tree-lined avenues.





St. Quintin Avenue, North Kensington - W10
£1,100,000



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MARCHANT

Bathed in natural light, the property centres around an exceptional open-plan bay windowed reception room and kitchen, where soaring ceilings, ornate cornicing and a striking bay window combine to create a wonderfully generous entertaining space. The bespoke kitchen is thoughtfully designed with shaker cabinetry, including bespoke larder cupboard, marble worktops and a Laranche range cooker, offering a seamless blend of character and contemporary living.

To the rear, the both bedrooms have bay windows that enjoy a peaceful outlook over neighbouring gardens. The main bedroom is exceptionally spacious with a walk in wardrobe and bespoke joinery and benefits from an en suite shower room with handmade mosaics. A further double bedroom is served by a stylish family bathroom, while a separate utility area provides valuable additional storage.

Beautifully balanced throughout, the apartment retains a wealth of period charm, complemented by carefully considered interiors and bespoke finishes.

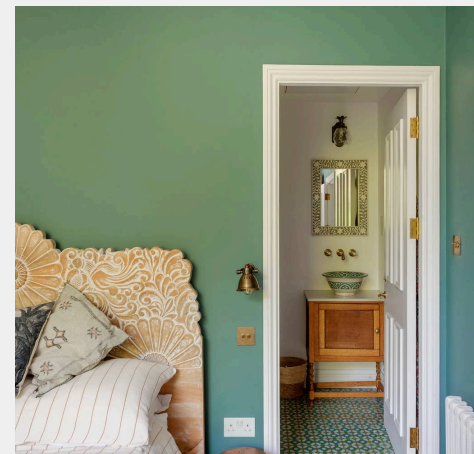
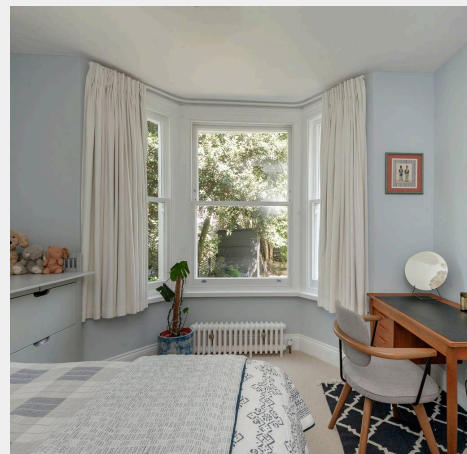
St Quintin Avenue is one of the area's popular residential addresses, moments from the boutiques, cafés and restaurants of North Kensington, Golborne Road and Portobello Road. The green open spaces of Kensington Memorial Park and Holland Park are within easy reach, while excellent transport links can be found at Ladbroke Grove, Latimer Road and White City, providing swift access to the West End, the City and beyond.

Council Tax band: E

Tenure: Share of Freehold

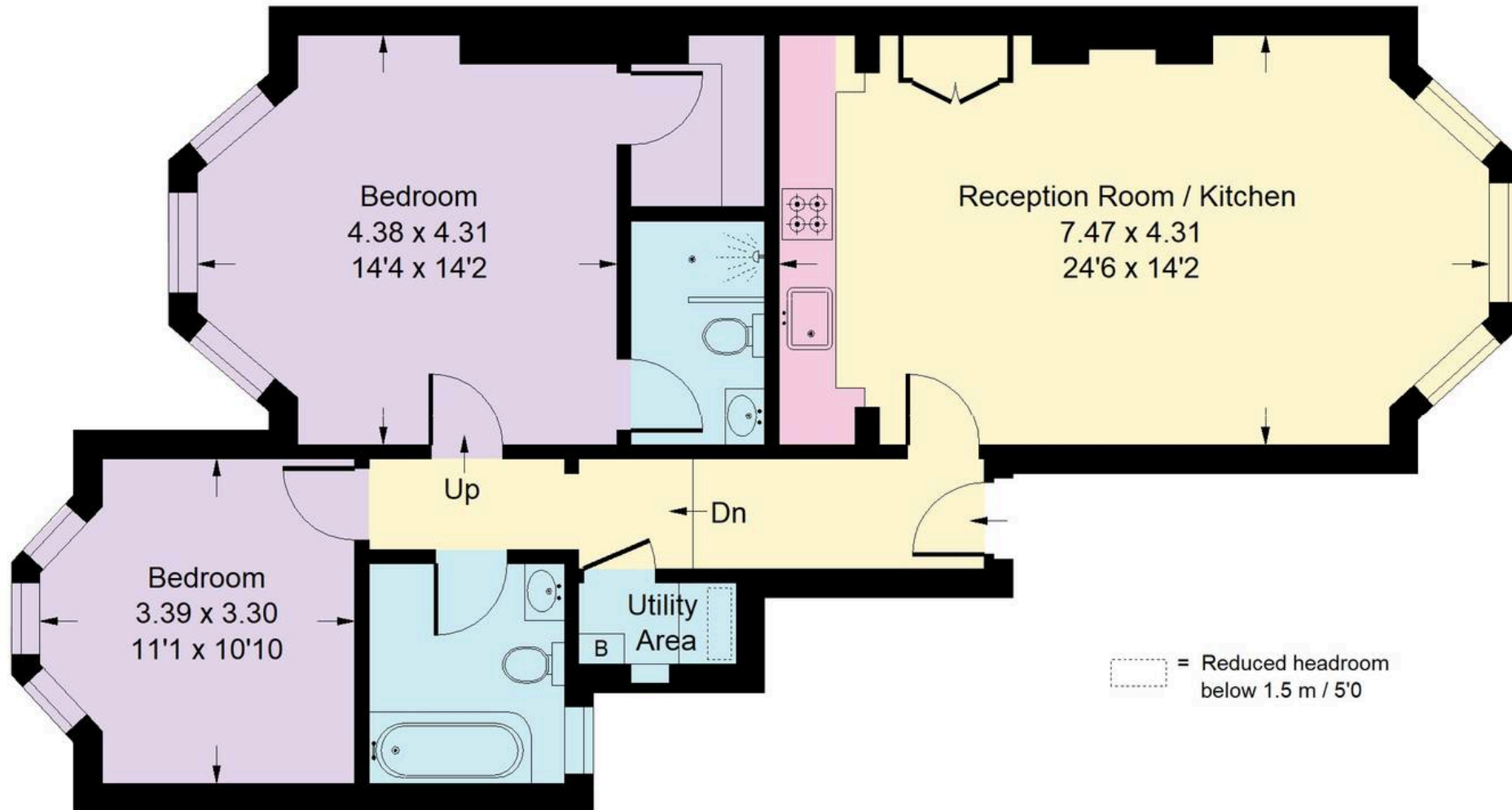
EPC Energy Efficiency Rating: D

EPC Environmental Impact Rating: C



St. Quintin Avenue, W10

Approx Gross Internal Area
80 sq m / 861 sq ft



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, not to be used for valuations.



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