



Highlever Road,
North Kensington, W10

For the finer things in property.

**STRUTT
& PARKER**

BNP PARIBAS GROUP 



Highlever Road, North Kensington, W10

An impressive six bedroom semi-detached house with off street parking and large private garden.

This outstanding house sits within a large plot, which includes a large private garden and off street parking for two cars. Arranged over only three floors, there is excellent entertaining space, with a spacious double reception room leading onto an open plan kitchen/dining room with French bi-folding doors onto the garden. On the upper floors there is a principal bedroom with en suite shower room, a further five bedrooms and two further bath/shower rooms. The house has wonderful proportions and ample storage throughout.

Highlever Road is in the St Quintins Conservation Area and runs north off St Quintin's Avenue. The open spaces of Kensington Memorial Park and Little Wormwood Scrubs Recreational Park are close by. Local shops and exciting restaurants of Golborne Road are within easy reach. The area also benefits from Kensington & Chelsea residents parking.

Entrance hall | Double reception room | Kitchen/dining room
Principal bedroom with en suite shower room | Further five bedrooms | Two further bath/shower rooms | Terrace | Off street parking for two cars | Garden | EPC Rating D

Terms

Tenure: Freehold

Council Tax: Band H

Local Authority: The Royal Borough of Kensington and Chelsea

Asking Price: £4,195,000



Approximate gross internal area 3,255 sq ft (302 sq m) including estimated loft
 2,962 sq ft (275.178 sq m) excluding estimated loft
 For identification purposes only.



IMPORTANT NOTICE

Strutt & Parker gives notice that: 1. These particulars do not constitute an offer or contract or part thereof. 2. All descriptions, photographs and plans are for guidance only and should not be relied upon as statements or representations of fact. All measurements are approximate and not necessarily to scale. Any prospective purchaser must satisfy themselves of the correctness of the information within the particulars by inspection or otherwise. 3. Strutt & Parker does not have any authority to give any representations or warranties whatsoever in relation to this property (including but not limited to planning/building regulations), nor can it enter into any contract on behalf of the Vendor. 4. Strutt & Parker does not accept responsibility for any expenses incurred by prospective purchasers in inspecting properties which have been sold, let or withdrawn. 5. We are able to refer you to SPF Private Clients Limited ("SPF") for mortgage broking services, and to Alexander James Interiors ("AJI"), an interior design service. Should you decide to use the services of AJI, we will receive a referral fee of 10% of the net income received by AJI for the services they provide to you. 6. If there is anything of particular importance to you, please contact this office and Strutt & Parker will try to have the information checked for you. Photographs taken May 2023. Particulars prepared May 2023. Strutt & Parker is a trading style of BNP Paribas Real Estate Advisory & Property Management UK Limited.

Notting Hill

303 Westbourne Grove, London, W11 2QA

020 7221 1111

nottinghill@struttandparker.com

Over 45 offices across England and Scotland, including Prime Central London

@struttandparker

/struttandparker



For the finer things in property.

STRUTT & PARKER

BNP PARIBAS GROUP