



Ladbroke Grove, Notting Hill

Guide Price £550,000 Long Leasehold

Viewings 7 days a week. A beautifully presented one bedroom flat ideally located on Ladbroke Grove and close to the northern end of the world famous Portobello Road and the thriving and buzzy Golborne Road. Situated on the second floor of a converted Victorian building, this light and bright interior-designed property has recently been refurbished to an impeccable standard and would certainly make the coolest London pad or pied-a-terre. The apartment features an open-plan kitchen, wooden floors throughout, a quiet double bedroom, and a very funky shower room.

Ladbroke Grove underground station (Circle line and Hammersmith and City line) is within very close walking distance and the area is also well connected by bus routes. The property is also within easy reach of the shops, restaurants, cafes and bars of Golborne Road and Portobello Road.

- Beautifully presented 1 bedroom apartment
- Wooden floors
- 431 sq ft / 40 sq m
- 2nd floor
- Bespoke fitted kitchen
- Long leasehold - approx 108 years remaining

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Accommodation comprises:

Double bedroom; Shower room; Reception room with open-plan kitchen.

Service charge: Approx. £1675 per annum

Ground rent: £150 per annum

Tenure: Leasehold - 108 years remaining approximately

Price: Guide price £550,000 subject to Contract

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Viewings via: Tim Day and Co Ltd Cutler and Bond, The Studio, Hesper Mews, Earl's Court, London, SW5 0HH

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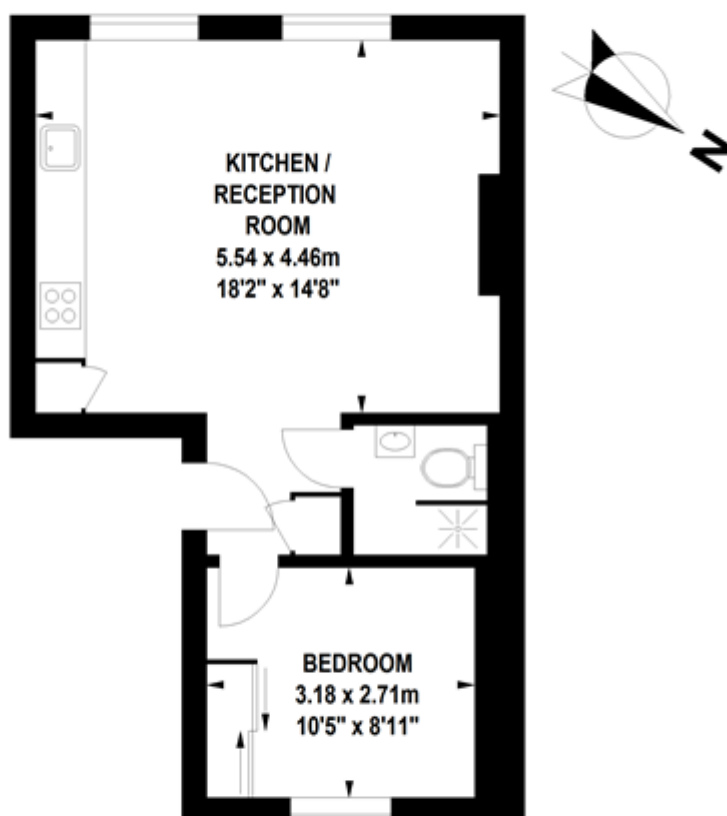
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Ladbroke Grove, W10

Approximate Gross Internal Area 40 sq.m / 431 sq.ft



Second Floor

Floor Plan produced for Tim Day & Cutler Bond by Mays Floorplans © . Tel 020 3397 4594

Illustration for identification purposes only, not to scale

All measurements are maximum, and include wardrobes and window bays where applicable