



Ifield Road, SW10

£1,725,000

Leasehold

Castles



Ifield Road, SW10

A delightful four-bedroom, period maisonette boasting neutral decor with bright and spacious rooms throughout. Further comprising kitchen, double-reception, guest wc, two en-suites and family bathroom. Ifield Road is superbly positioned on a charming residential road and ideally situated moments from trendy Fulham Road with a wide selection of restaurants, cafes and multi screened cinema, while King's Road is nearby for more extensive shopping. Transport is provided by nearby Earl's Court, West Brompton and Fulham Broadway stations. Benefitting from close proximity to a host of top performing schools, including Bousfield primary, The London Oratory and Servite RC. Offered with no onward chain.

Lease: 125 years

Current Service/Maintenance Charge:

To be advised - £ per annum

Ground Rent: To be advised - £ per annum

EPC Rating: E

Current: 40 Potential: 48

£1,725,000

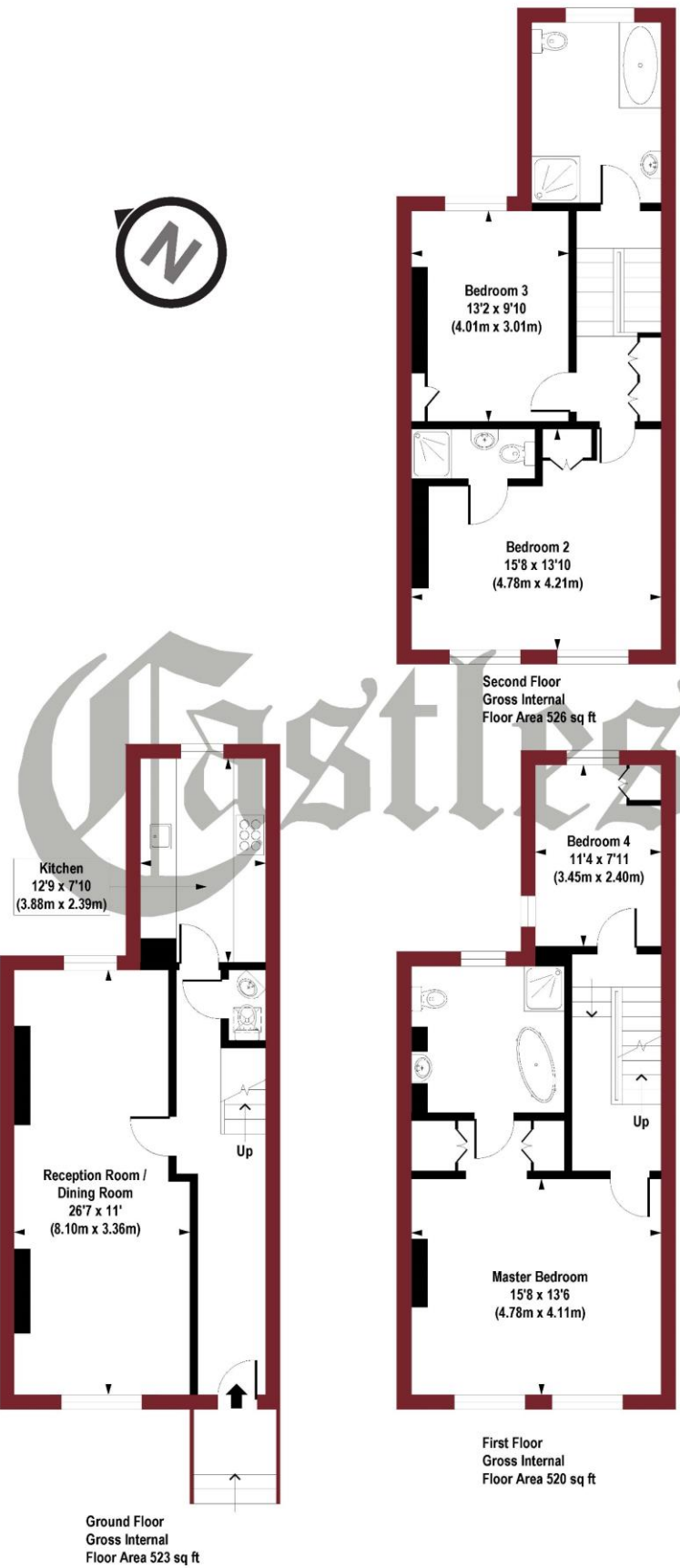
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APPROXIMATE GROSS INTERNAL AREA
145.80 sq. m / 1569 sq. ft



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An overview of Kensington & Chelsea

The Royal Borough of Kensington and Chelsea is a West London borough of Royal Borough status. It is an urban area, one of the most densely populated in the United Kingdom. The borough is immediately to the west of the City of Westminster and to the east of Hammersmith & Fulham. It contains major museums and universities in "Albertopolis", department stores such as Harrods, Peter Jones and Harvey Nichols and embassies in Belgravia, Knightsbridge and Kensington Gardens, and it is home to the Notting Hill Carnival, Europe's largest. It contains many of the most expensive residential districts in London and even in the world. The local authority is Kensington and Chelsea London Borough Council. The borough's motto is Quam Bonum in Unum Habitare, which can be roughly translated as 'How good to dwell in unity'.

Underground

The borough has 12 tube stations, on six of the 12 London Underground lines: Bakerloo line, Central line, Circle line, District line, Hammersmith & City line & Piccadilly line with stations at South Kensington, Gloucester Road, Kensington High Street, Earl's Court, Sloane Square, West Brompton, Olympia, Notting Hill Gate, Holland Park, Latimer Road, Knightsbridge, Westbourne Park, Ladbroke Grove, and partly Kensal Green. Chelsea (SW3, SW10 and partly SW1) has less Underground access than Kensington, the only station within Chelsea being Sloane Square. There are long-term plans for the Chelsea-Hackney line, with a station in the King's Road near Chelsea Old Town Hall, and possibly another at Sloane Square. Its estimated completion is 2022.

National Rail and Overground

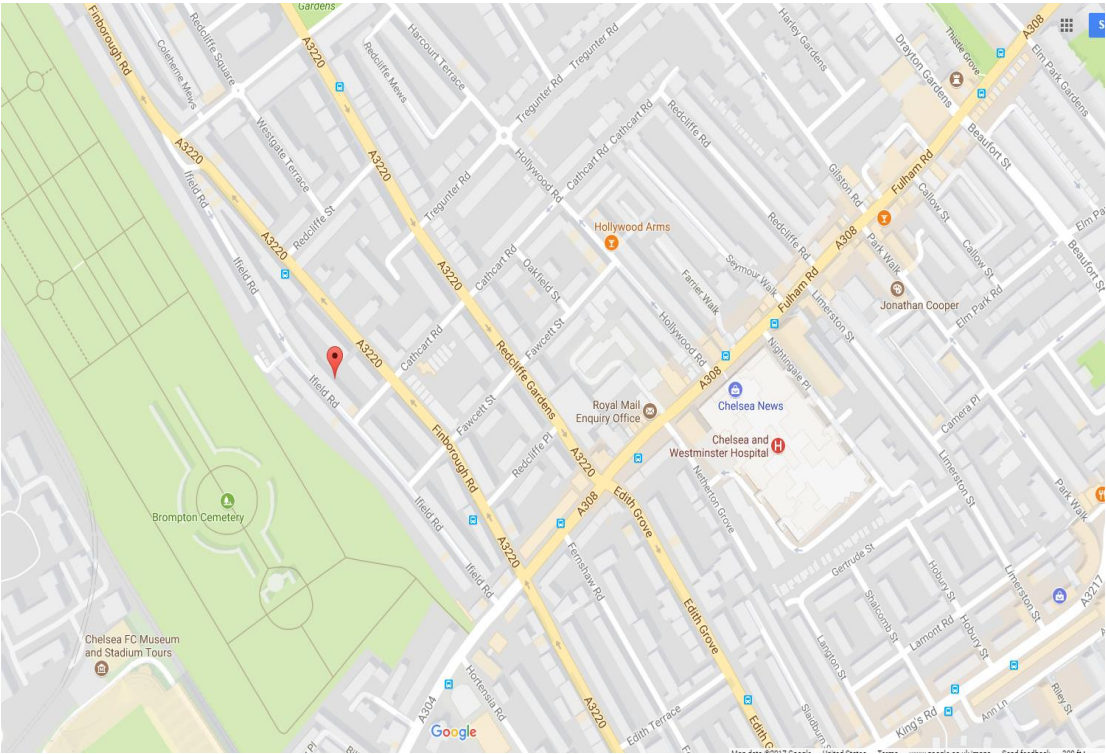
Paddington and Victoria are the nearest major railway termini, and National Rail stations in the borough are Kensington (Olympia) and West Brompton, and partly Kensal Green, all both served by the London Overground.

Buses

Many London bus routes pass through the borough, most of them along King's Road, Fulham Road, Kensington High Street and Ladbroke Grove.

Possible new Crossrail station

The borough council is pushing for an additional Crossrail station in the north of the borough, at Kensal off Ladbroke Grove & Canal Way.



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