



Elsham Road, W14  
£3,500,000

**Dexters**



## Elsham Road, W14

A five story Victorian freehold house, currently configured as a garden flat and multiple studios, ideal for investment or development (subject to the usual consents).

On the lower ground floor, there's a separate apartment with its' own front door and a West facing garden. To the front is the spacious reception room, separate kitchen and utility room, the double bedroom in the middle and a conservatory leading to the private garden.

Over the upper four floors, there's currently eleven individual studio rooms currently let on separate Assured Shorthold Tenancies (AST's). There are eight shower rooms (four en suite) and two separate kitchens. Overall the property is presented in good order throughout.

Please note, there is currently a House of Multiple Occupancy (HMO) licence valid until January 2027 and the sale will be subject to a grant of probate and relevant due diligence will be necessary.

Elsham Road is located within easy access to the many shops and amenities of Westfield Shopping Centre, Kensington High Street and Notting Hill, with fantastic transport links across the city also nearby.

### Features

- Freehold House
- House of Multiple Occupancy (HMO)
- Separate Garden Flat
- RBKC
- Victorian Conversion







# Elsham Road, London, W14



Total area (approx.): 394.4 sq. m (4,245.2 sq. ft)