



## Ilbert Street, W10

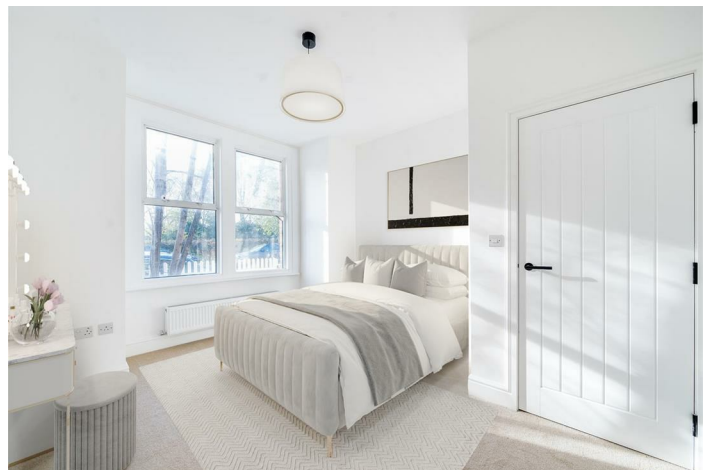
Leasehold - £600,000

NOW AVAILABLE FOR SALE is this newly refurbished two bedroom Garden flat that is set within a terraced house, offering 640 sq ft of living space within close proximity to the highly sought-after Queen's Park.

The property features a bright reception room with wooden flooring and double-glazed patio doors with garden views. An open-plan kitchen with integrated appliances flows seamlessly into the living area. The spacious bay-fronted double bedroom is complemented by a stylish en-suite shower room, while a second double bedroom provides access to a private terrace serviced by a contemporary family bathroom. Externally, the rear garden is enhanced with raised planting and can be accessed directly from the reception room.

Ilbert Street is a quiet residential street close to Queen's Park and it's local shops, cafes and popular gastropubs. The popular Salusbury Road and Lonsdale Road is also within walking distance. Excellent transport links via Queens Park (Overground & Bakerloo - Zone 2) and Kensal Rise (Overground - Zone 2).

COUNCIL: Westminster City (D)



020 7328 2828

[enquiries@cameronsstiff.co.uk](mailto:enquiries@cameronsstiff.co.uk)

[cameronsstiff.co.uk](http://cameronsstiff.co.uk)





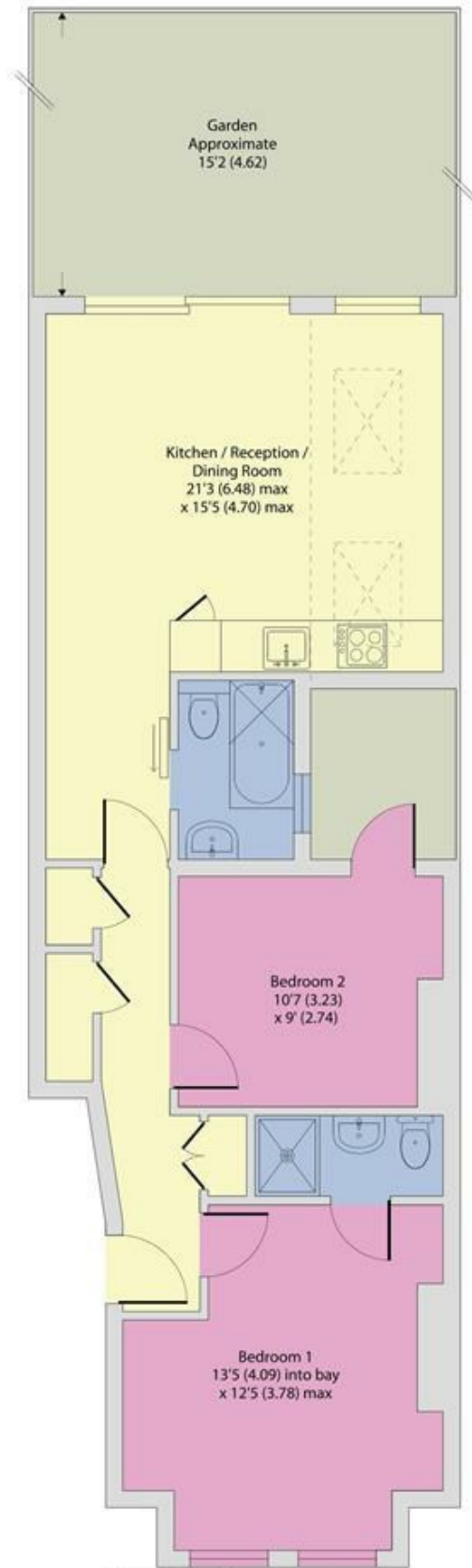




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Approximate Area = 640 sq ft / 59.4 sq m

For identification only - Not to scale



GROUND FLOOR

EPC: C

Ref: 19161602



Floor plan produced in accordance with RICS Property Measurement 2nd Edition, Incorporating International Property Measurement Standards (IPMS2 Residential). © nitchecom 2024. Produced for Camerons Stiff & Co. REF: 1218456

