



Needham Road London £825,000

A well presented flat available chain free in an excellent location on a beautiful road in Notting Hill.

On the ground floor the flat has its own front door, an open plan kitchen/living room plus a courtyard garden and family bathroom. On the lower ground is a double bedroom, an office (currently used as a bedroom and large enough for a king-sized bed), and lots of storage in multiple storage vaults.

Needham Road is a beautiful road off Westbourne Grove, conveniently located within 10 minutes of Portobello Road and Ladbroke Grove, the Ofsted-rated Outstanding Colville Primary School, as well as multiple artisanal shops, cafes, boutiques and restaurants including The Ledbury. Notting Hill Gate tube station is less than a 15 minute walk away.

Share Of Freehold
Ground Rent Nil.
Service Charge Ad Hoc.
Westminster City Council Tax Band E.

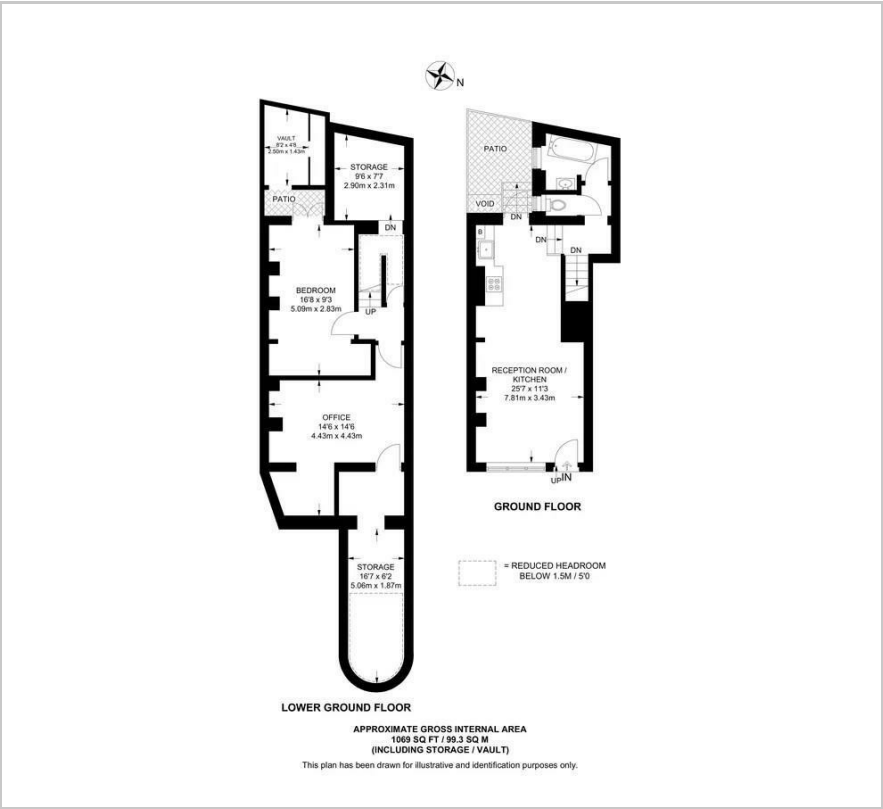
- One Bedroom
- Large Home Office
- Own Front Door
- Chain Free
- Excellent Location
- Share Of Freehold

Viewing

Please contact our Davidson Frost-Wellings Office on 020 8954 8806 if you wish to arrange a viewing appointment for this property or require further information.



Floor Plan



Area Map



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	65	65
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC



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