



Portnall Road

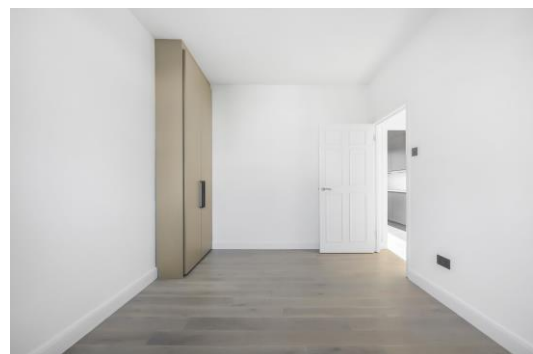
Maida Hill, W9

Asking Price £475,000

Occupying the first floor of a charming Victorian conversion and offering over 600 sqft of living space, this beautifully refurbished property has been finished to a high standard throughout. The property features a bright and spacious open-plan kitchen and living area, flooded with natural light. The master bedroom includes built-in storage, there is also a second, smaller bedroom making a perfect office or nursery.

The property is located within close proximity of the eclectic shops Harrow Road have to offer.

CHESTERTONS



Portnall Road

Maida Hill, W9

- Victorian Conversion
- Over 600sqft
- Recently refurbished
- 2 bedrooms



Tenure: Leasehold 89 years 5 months
Service Charge: £690.7 TBC
Ground Rent: £0 £10 and additional rent
Local Authority: Westminster
Council Tax Band: D

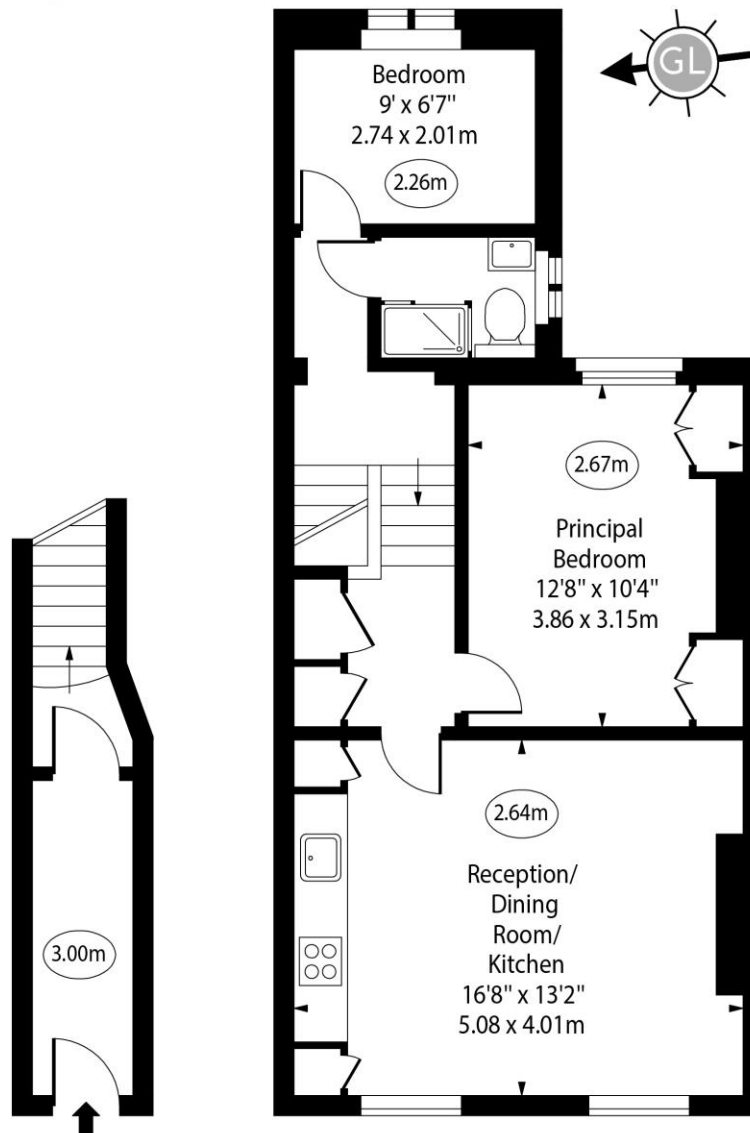
| Score | Energy rating | Current | Potential |
|-------|---------------|---------|-----------|
| 92+ | A | | |
| 81-91 | B | | |
| 69-80 | C | | 80 C |
| 55-68 | D | 61 D | |
| 39-54 | E | | |
| 21-38 | F | | |
| 1-20 | G | | |

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Portnall Road,
Maida Hill, W9

○ - Ceiling Height



Raised Ground Floor

First Floor

Approx Gross Internal Area

630 Sq Ft - 58.53 Sq M

Every attempt has been made to ensure the accuracy of the floor plan shown. However, all measurements, fixtures, fittings, and data shown are approximate interpretations and for illustrative purposes only.

Measured according to the RICS IPMS 2. Not To Scale.

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Ref. No. 027948M

