



Hortensia Road, London **SW10**

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This two bedroom apartment offers an opportunity for extensive refurbishment.

The layout comprises a wide hallway, a spacious reception room and kitchen. The bedrooms, both with fitted wardrobes, can be found in a separate wing. One has an en suite and there is a separate family bathroom.

A useful storage cupboard and a guest WC complete the accommodation.

The apartment further benefits from having a private, allocated parking space, gas central heating and the building is served by a porter.



**Guide price:** £850,000

**Tenure:** Leasehold: approximately 965 years remaining

**Service charge:** Please note we have been unable to confirm the current service charge or review period. You should make your own enquiries \*

**Ground rent:** We have been unable to confirm the current ground rent or review period \*

**Local authority:** Royal Borough of Kensington and Chelsea

**Council tax band:** G

## Location

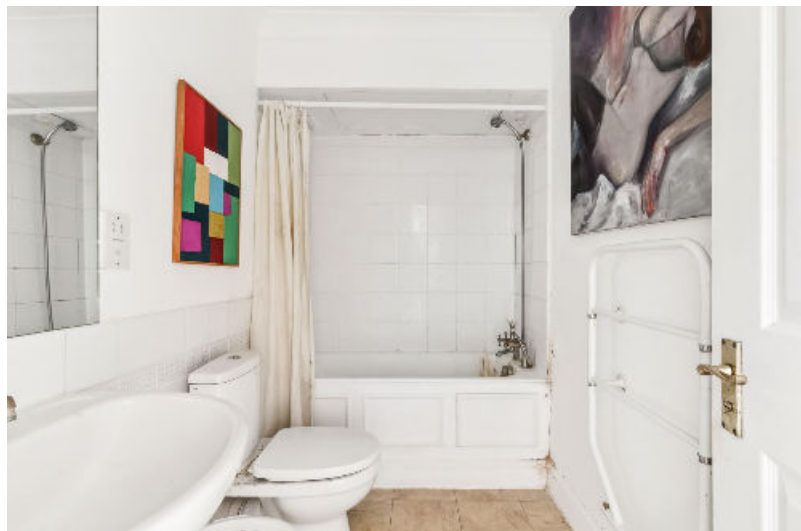
Hudson house is peacefully situated on Hortensia Road, which lies between Kings Road and Fulham Road.

The vibrant Kings Road provides a broad selection of luxury and boutique shops, bars and restaurants. The Fulham Road is also conveniently located, with its array of supermarkets and cafes.

The Thames path provides excellent walking, jogging and cycling routes around Brompton Cemetery and along Chelsea Embankment. There are plenty of green spaces within easy reach including Battersea Park with its lakeside café and wide range of sporting facilities.

Fulham Broadway Underground Station (District Line) is 0.5 miles away, with Gloucester Road and South Kensington Underground Stations (Piccadilly, District and Circle Lines) both 1 mile away. Both Kings Road and Fulham Road are served by a regular bus service.

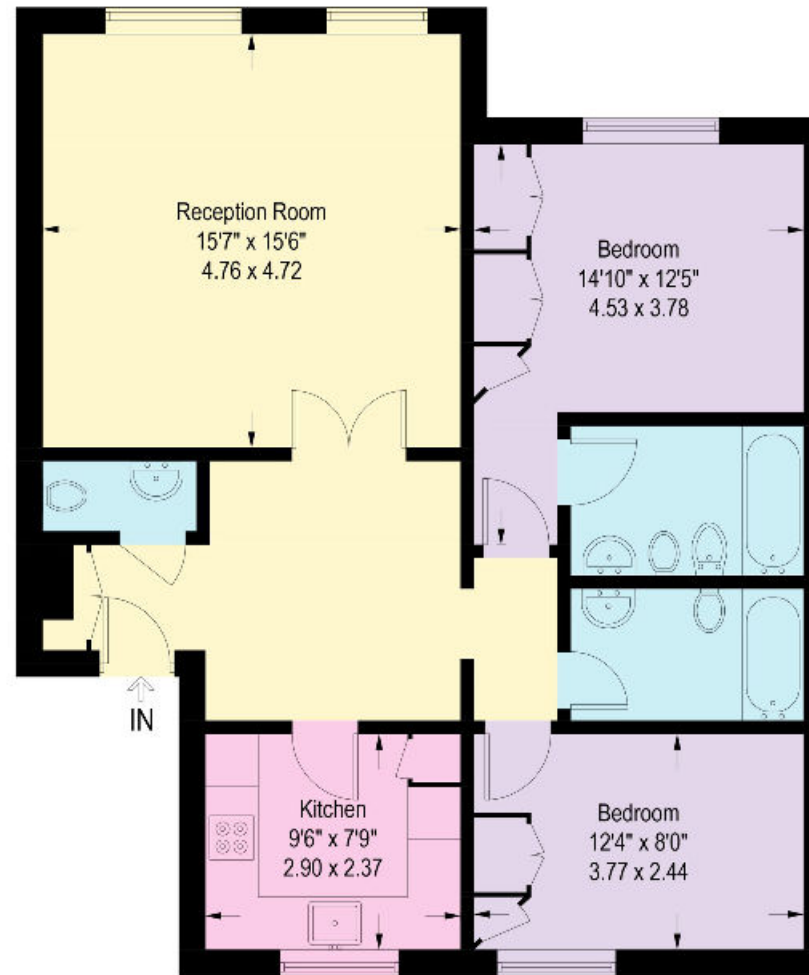
\*All distances are approximate.



# Hortensia Road, SW10

Approximate Gross Internal Floor Area  
78.9 sq m / 849 sq ft

This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the important notice on the last page of the text of the Particulars.



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Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

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Particulars dated November 2024. Photographs and videos dated November 2024.

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