

# Newton Road, Notting Hill

W2





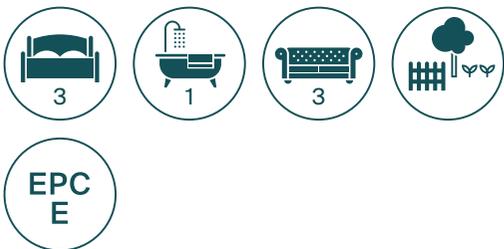
An absolutely charming semi-detached house located in this wonderful and highly sought after location offering flexible accommodation over four floors.

Entered on the raised ground floor the house opens up to a south-facing reception room with feature fireplace, to the rear of the raised ground floor is a secondary sitting room which could also be used as a bedroom.

Two double bedrooms are situated on the first floor and have access to the main bathroom with free standing feature bath and shower.

There is a further bedroom on the second floor.

The lower ground floor features a spacious dining room and a charming kitchen with double doors opening out onto the wonderful rear private garden.



*Newton Road is a picturesque and quiet road conveniently situated for the amenities of Westbourne Grove. Well positioned for the underground stations of Notting Hill Gate, Bayswater, Royal Oak, Queensway and close proximity of Paddington Station.*



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Approximate Gross Internal Area = 152.9 sq m / 1646 sq ft  
Including Limited Use Area (8.5 sq m / 91 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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**I would be delighted to tell you more.**

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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 March 2021. Photographs and videos dated March 2021.

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