

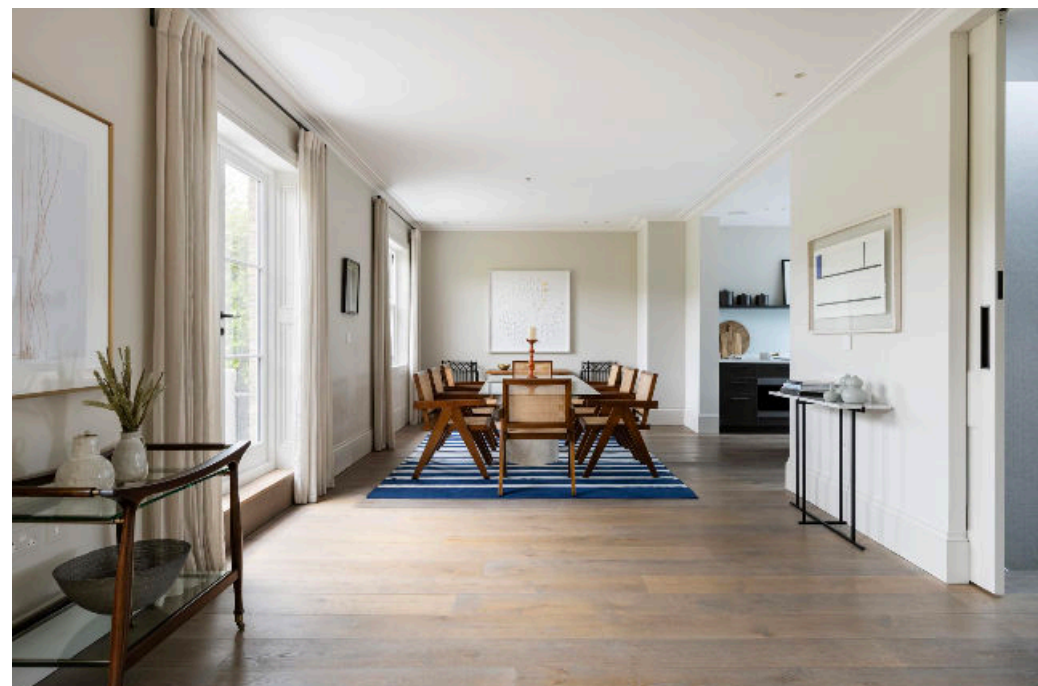
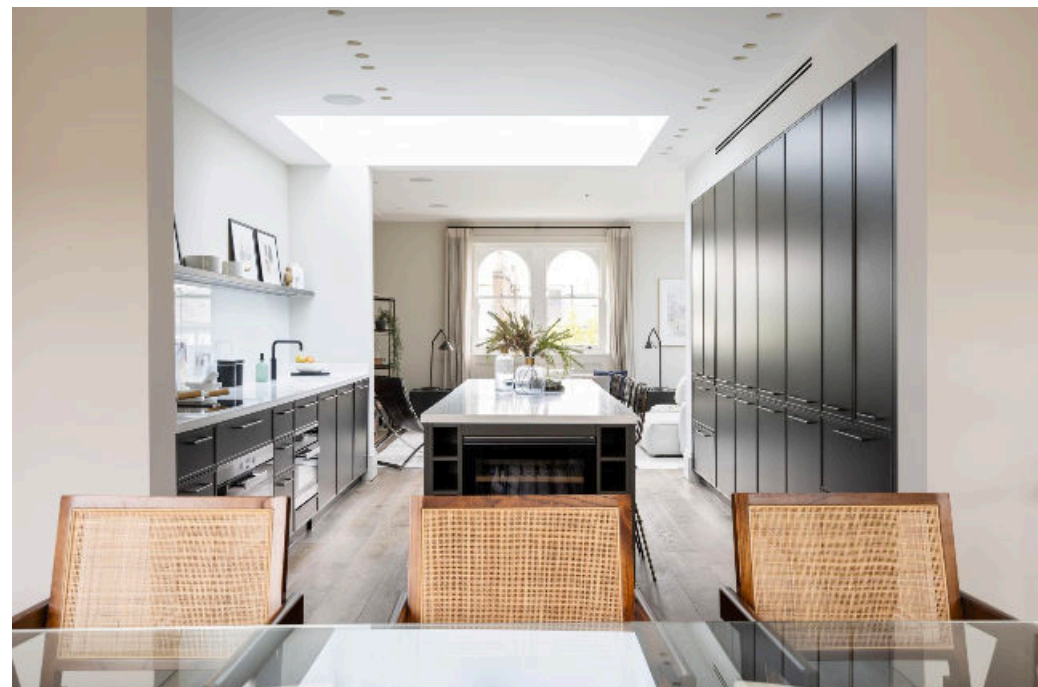


Pembridge Crescent, Notting Hill **W11**

Pembridge Crescent, Notting Hill w11

An exceptional newly refurbished apartment located on Pembridge Crescent, Notting Hill. Accommodation comprises a master bedroom suite, two further bedrooms with en suite bathrooms, 2 reception rooms, a fully fitted kitchen, a study, and a guest cloakroom. This stunning apartment offers excellent entertaining space, a skylight in one of the reception rooms, 3 terraces, a lift and lateral living.

Pembridge Crescent is an attractive, quiet, tree-lined street situated between Chepstow Villas and Pembridge Villas in Notting Hill. It is close to all the amenities of Notting Hill Gate and Westbourne Grove and Portobello Road.



Guide price: £9,250,000

Tenure: Leasehold: approximately 118 years remaining

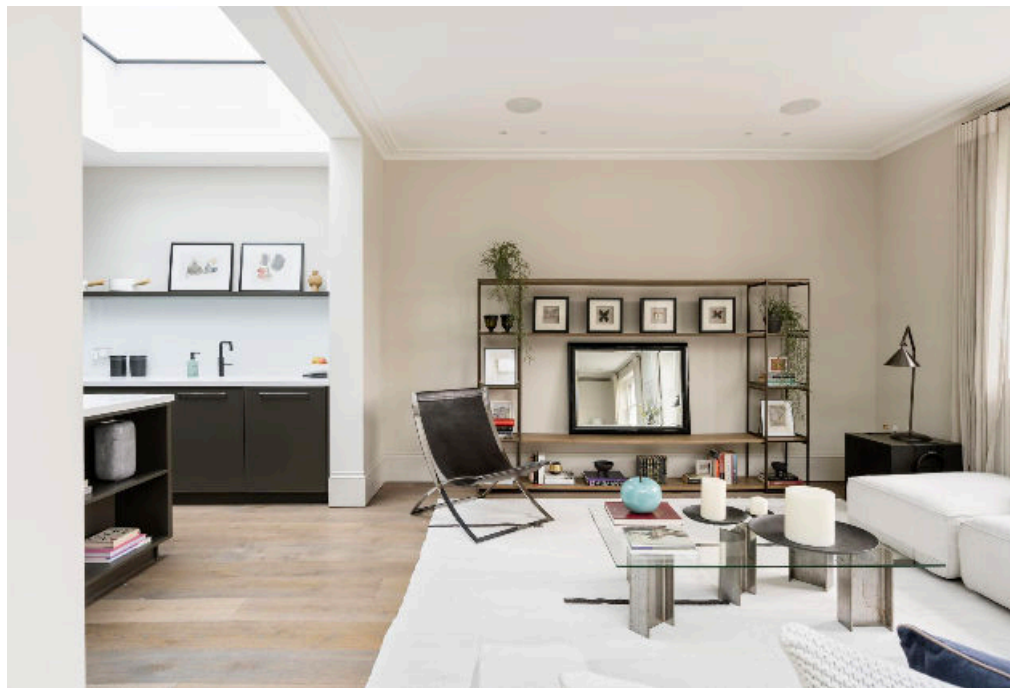
Service charge: £5,289 per annum, reviewed every year, next review due 2025

Ground rent: £1,000 per annum, reviewed every year, next review due 2025

Local authority: Royal Borough of Kensington and Chelsea

Council tax band: D









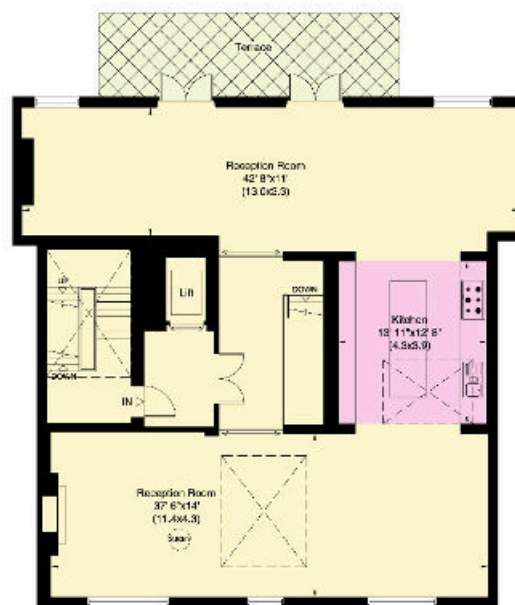
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**Approximate Gross Internal Floor Area
3165 sq m / 294 sq ft**

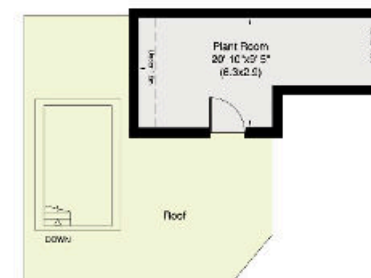
This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the important notice on the last page of the text of the Particulars.



Second Floor



Third Floor



Knight Frank
Notting Hill
294 Westbourne Grove
London
W11 2PS

We would be delighted to tell you more
Arthur Lintell
07836 316 822
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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 May 2024. Photographs and videos dated May 2024.

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