



## NORLAND SQUARE




Notting Hill, W11





# A BRIGHT AND MODERN THREE-BEDROOM DUPLEX

This two-floor maisonette offers the finest interior design and boasts a private entrance moments from Holland Park.

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Local Authority: Royal Borough of Kensington and Chelsea

Council Tax band: G

Tenure: Leasehold, approximately 978 years remaining

Ground rent: £2,000 fixed for the remainder of the lease

Service charge: £2,500 per annum, reviewed every year, next review due 2026

**Guide Price: £2,950,000**





This two-floor maisonette offers the finest interior design and boasts a private entrance moments from Holland Park. Norland Square is one the finest private garden squares in Notting Hill, moments from the shops of Holland Park Avenue and the best schools in Notting Hill.

Norland Square is a area of charming stucco fronted terraced houses with a communal garden with a tennis court and children area. It is situated off Holland Park Avenue with its excellent shops and close to Holland Park. Norland Square is on the bus route to Victoria and the West End and a short distance from the Underground station with the Central Line to the West End and the City.

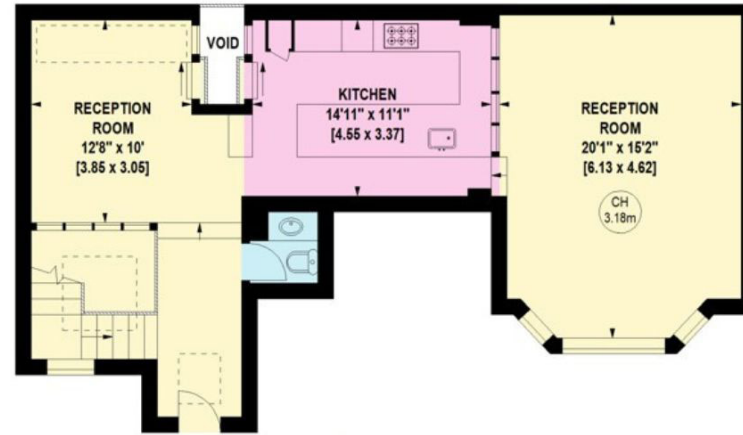












GROUND FLOOR



LOWER GROUND FLOOR

(Including Basement / Loft Room)  
Approximate Gross Internal Area = 165.55 sq m / 1755 sq ft

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)

We would be delighted  
to tell you more.

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