

23 Pembridge Crescent, London W11

£950 p/w | furnished | available now



- ❑ OPEN PLAN LIVING SPACE
- ❑ FULLY EQUIPED KITCHEN
- ❑ MASTER BEDROOM WITH ENSUITE BATHROOM
- ❑ SECOND BATHROOM / STUDY

- ❑ SECOND SHOWER ROOM / GUEST W.C
- ❑ LIFT
- ❑ ACCESS TO LADBROKE SQUARE GARDENS
- ❑ PROFESSIONALLY MANAGED

A stunning second floor apartment, located in a stucco fronted Victorian villa in a quiet street just a stone's throw from Notting Hill Gate and Westbourne Grove. Finished to an extremely high standard, in a contemporary design, this property includes light, open plan living, a master suite, guest bedroom and second bathroom. The residents of the building also enjoy access to Ladbroke Square Gardens, one of the largest garden squares in London. Notting Hill Gate and Westbourne Grove with their many amenities including the Underground Station (central line) are just a short walk away. The property is professionally managed.

The Yacht Club, Chelsea Harbour, London SW10 0XA

T +44 (0)20 7349 8920 info@obbard.co.uk obbard.co.uk



The Yacht Club, Chelsea Harbour, London SW10 0XA

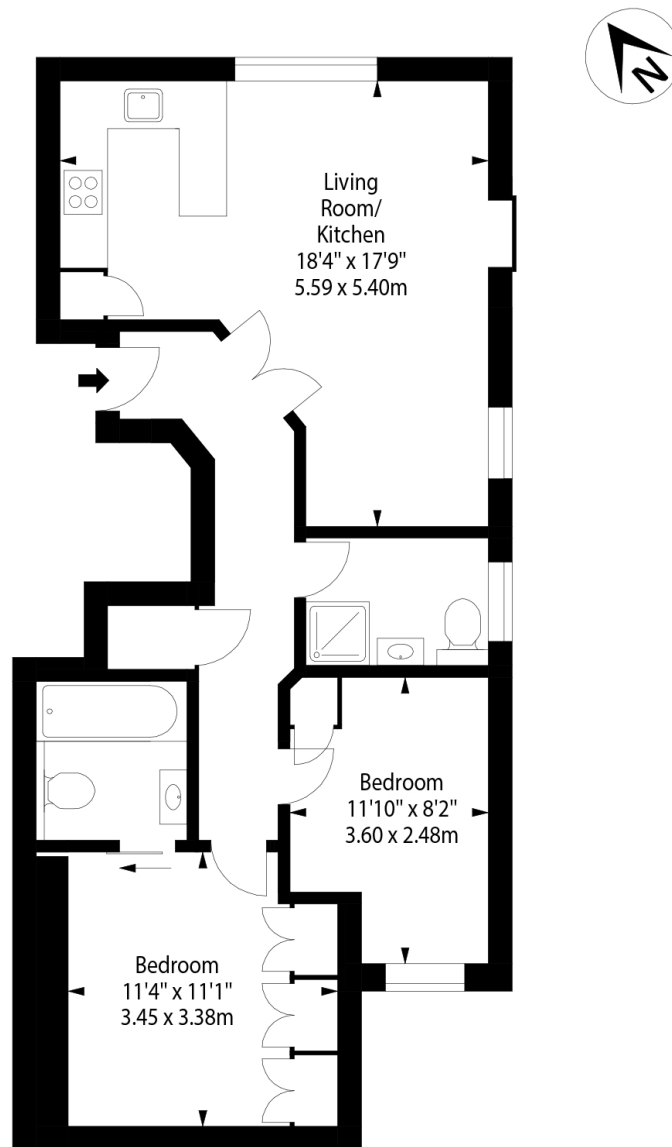
T +44 (0)20 7349 8920 info@obbard.co.uk obbard.co.uk

Obbard Limited Registered office: 5 Technology Park, Colindeep Lane, Colindale, London, United Kingdom, NW9 6BX Registered No 2917554 VAT No 689 784 446

Pembridge Crescent, W11

APPROX. GROSS INTERNAL AREA
670 Ft² - 62.31 M²

This floorplan is for GUIDANCE ONLY and NOT FOR VALUATION purposes



SECOND FLOOR

The Yacht Club, Chelsea Harbour, London SW10 0XA

T +44 (0)20 7349 8920 info@obbard.co.uk obbard.co.uk



The Yacht Club, Chelsea Harbour, London SW10 0XA

T +44 (0)20 7349 8920 info@obbard.co.uk obbard.co.uk

Obbard Limited Registered office: 5 Technology Park, Colindeep Lane, Colindale, London, United Kingdom, NW9 6BX Registered No 2917554 VAT No 689 784 446

Flat 6 23 Pembridge Crescent LONDON W11 3DS	Energy rating D
Valid until 4 October 2030	Certificate number 8210-6420-4719-9662-3202

Property type

Mid-floor flat

Total floor area

62 square metres

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		78 C
55-68	D	68 D	
39-54	E		
21-38	F		
1-20	G		