

LCP/PrivateOffice

est.1990

Prince's House, Kensington Park Road W11
Asking Price £750,000 STC



Description

An attractive one bed apartment in a popular, purpose-built block close to Notting Hill Gate and Portobello Road.

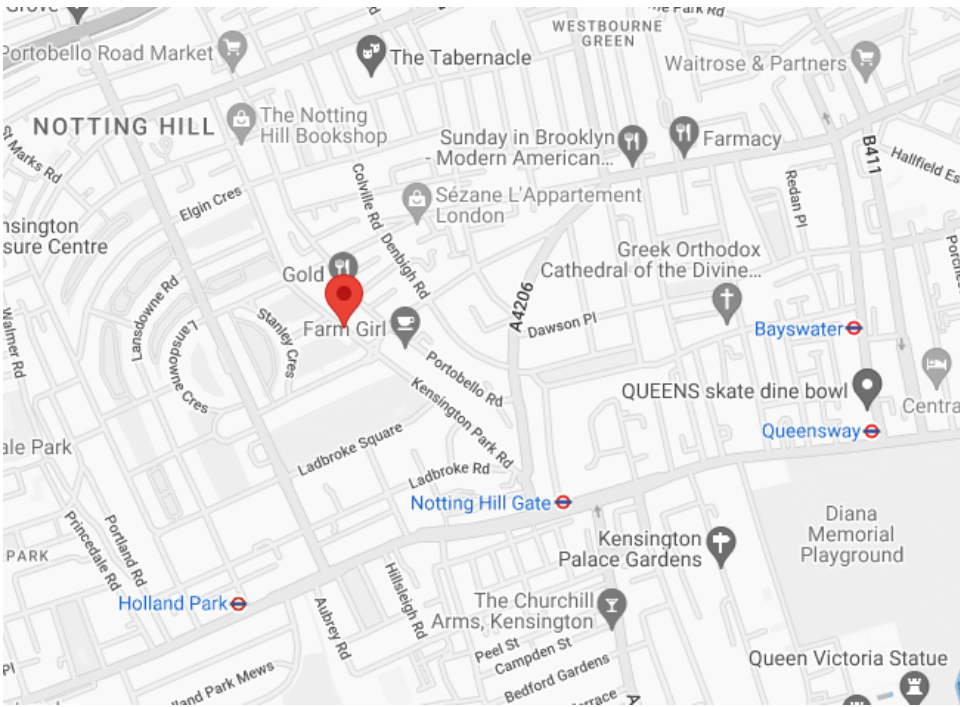
The accommodation comprises reception room, separate kitchen, bedroom and bathroom. The building benefits from communal central heating, hot water, lift and porter. Additionally, residents are able to apply for a key to Ladbroke Square Garden (for an additional cost).

Prince's House is on Kensington Park Road, well located for the excellent transport links from Notting Hill Gate including Central, Circle and District underground lines as well as many bus routes. The area is particularly well know for its many restaurants, shops, bars and cafes, as well as Portobello Road.

Accommodation

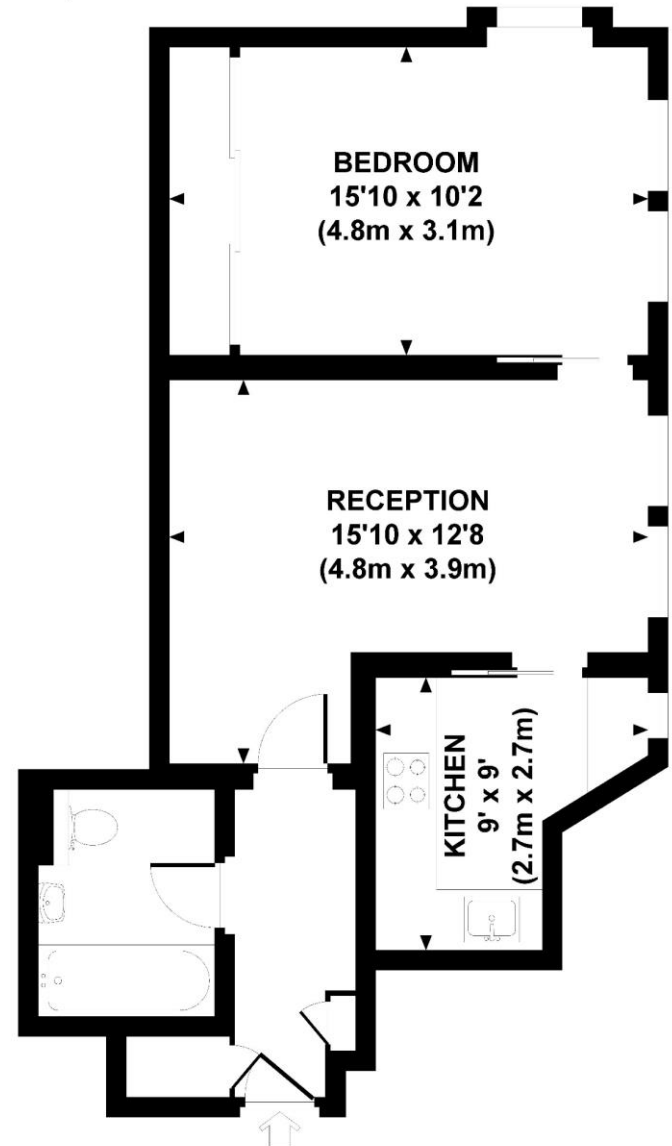
Reception Room | Kitchen | Bedroom | Bathroom | Communal CH & HW | Porter | Lift | Access to Communal Gardens | 521 sq ft (49 sq m)

Asking Price	£750,000 STC
Lease	Approximately 961 years remaining
Service Charge	£5,715 per annum (inc. reserves)
Ground Rent	£60pa
Council Tax	RBK&C Band E



PRINCES HOUSE, W11

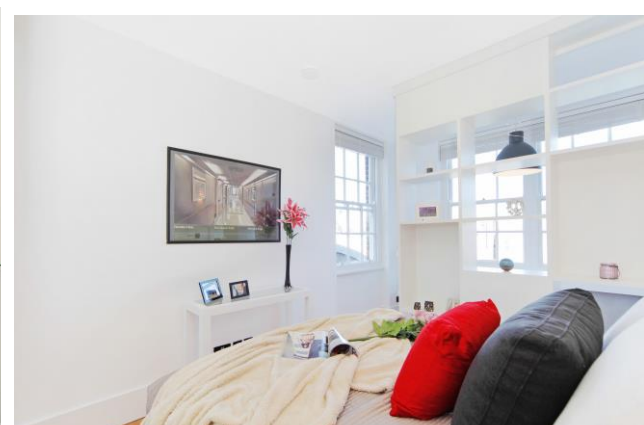
Approx. gross internal area
521 Sq Ft. / 48.5 Sq M.



THIRD FLOOR

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		77 C
55-68	D	65 D	
39-54	E		
21-38	F		
1-20	G		

Please note none of the statements contained in these particulars as to this property are to be relied on as statements or representation of fact. It should also be noted that amenities and appliances have not been tested.



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