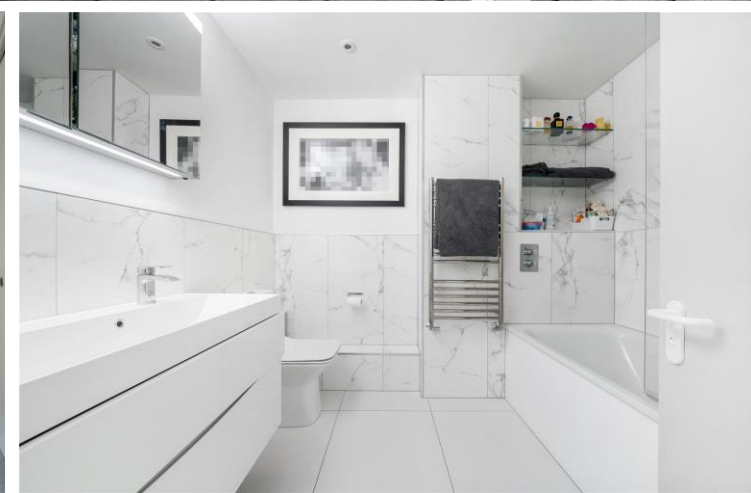
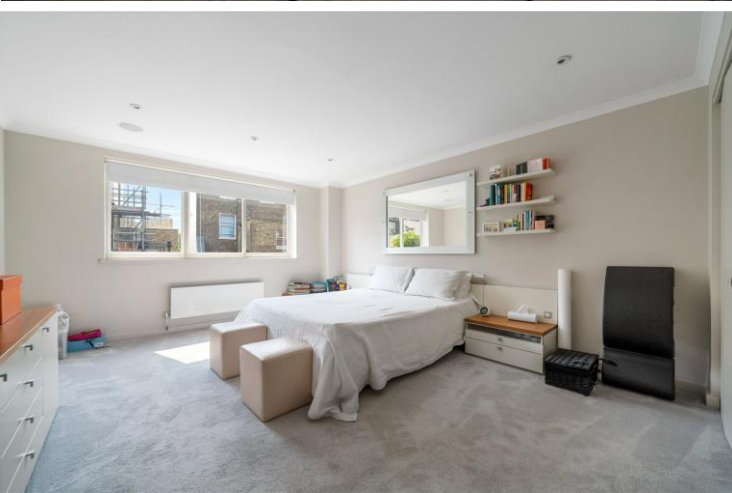




Evesham House
Hereford Road, W2

CHESTERTONS





A lateral two-bedroom apartment in Evesham House, a portered block with lift and secure underground parking space located on Hereford Road. The apartment is set on the third floor with a stunning, West-facing terrace and measures 1,097 square feet. It consists of two bedrooms, three bathrooms, a separate kitchen and a large reception room, all in very good condition.

This grand apartment also has access (subject to application) to the newly re-landscaped Princes Square Private Communal Gardens.

Hereford Road is conveniently located for the many shops & amenities of Westbourne Grove and Notting Hill Gate. Queensway (Central line), Bayswater (Circle and District lines), and Notting Hill Gate (Central, District, and Circle lines) underground stations are within 0.4 miles of the property whilst the green open spaces of Kensington Gardens are 0.3 miles away.

- Lateral portered apartment
- Two bedrooms with three bathrooms
- Stunning, West-facing terrace
- Private, secure off-street parking
- Access to Princes Square Gardens (subject to application)

Asking Price £1,750,000

Energy Efficiency Rating		Current	Potential
100-92	A		
89-81	B		
81-65	C	84	84
55-49	D		
39-34	E		
21-20	F		
1-10	G		

Not energy efficient - higher rating costs
EU Directive 2002/91/EC
England, Scotland & Wales

Tenure: Leasehold 964 years 3 months
Service Charge: £3,278.00 p.a.
Ground Rent: Peppercorn
Local Authority: Westminster Council
Council Tax Band: G

Chestertons Notting Hill Sales

30 Ledbury Road
Notting Hill
London
W11 2AB

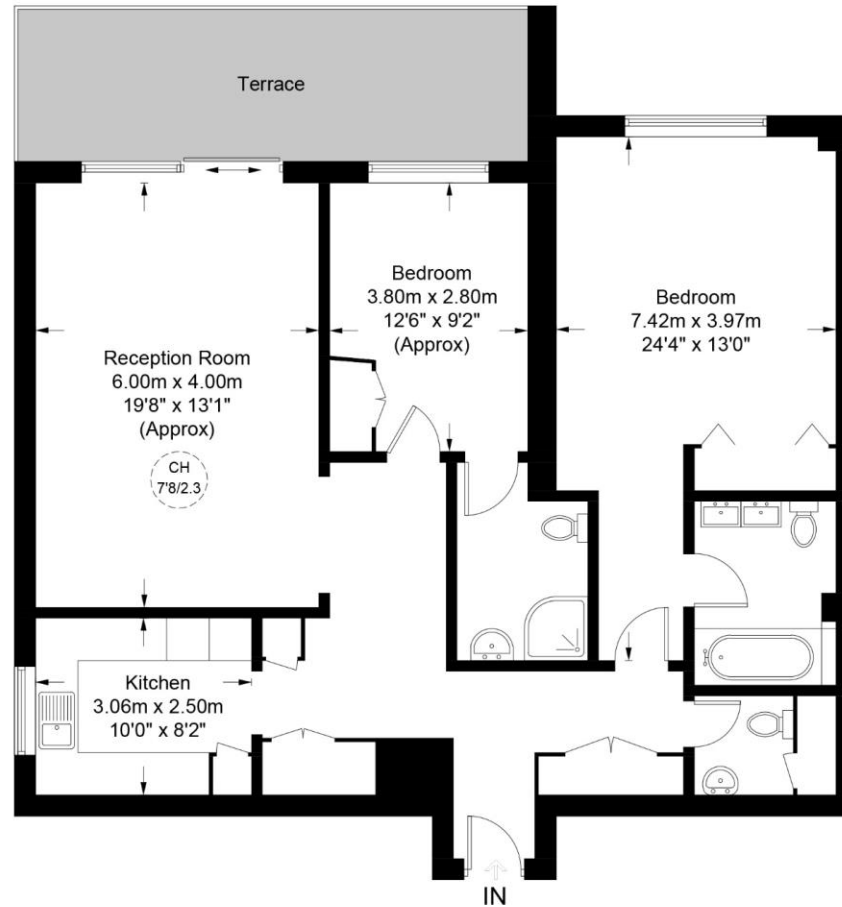
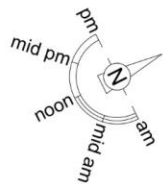
sales.nottinghill@chestertons.co.uk

0203 040 8585

chestertons.co.uk

Evesham House, W2

Approximate Gross Internal Area = 1097 sq ft / 101.9 sq m



Third Floor



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. (ID983613)

