



Pinehurst Court
Colville Gardens, Notting Hill, W11





A charming one-bedroom raised ground floor flat in Pinehurst Court, a popular ported building on Colville Gardens in the heart of Notting Hill (W11).

Minutes away from the iconic Portobello Road, this bright and airy flat features with 3.28-meter-high ceilings, large windows, is well arranged to maximize space and is presented in great condition, making it a wonderful home for those seeking both comfort and style.

The propriety consists of an open-plan living space with stylish wooden flooring, a large comfortable bedroom, marbled bathroom and mezzanine area for extra storage or a guest space.

Pinehurst Court is a tranquil and secure gated mansion block with manicured private communal gardens and convenient bike parking. It is well located for the many boutiques, restaurants and cafes on Westbourne Grove and Portobello Road. It is well located for Hyde Park and Holland Park with an abundance of transport links to the rest of London.

Ideal for those seeking a secure, beautiful, and conveniently located home in one of London's most desirable neighbourhoods.

Notting Hill Gate underground station (Central, District, and Circle lines) is 0.6 miles away.

- Portered building
- Communal gardens
- Great Location
- Convenient transport links

Asking Price £550,000

Energy Efficiency Rating		Current	Potential
<small>Most energy efficient - lower running costs</small> (95-100) A (81-94) B (69-80) C (55-68) D (39-54) E (21-38) F (1-20) G <small>Not energy efficient - higher running costs</small>	<small>EU Directive 2002/91/EC</small> England, Scotland & Wales		
		52	85

Tenure: Leasehold. 98 years remaining.

Service Charge: £2,760 p.a.

Ground Rent: £0

Local Authority: RBK&C

Council Tax Band: D

Chestertons Notting Hill Sales

30 Ledbury Road

Notting Hill

London

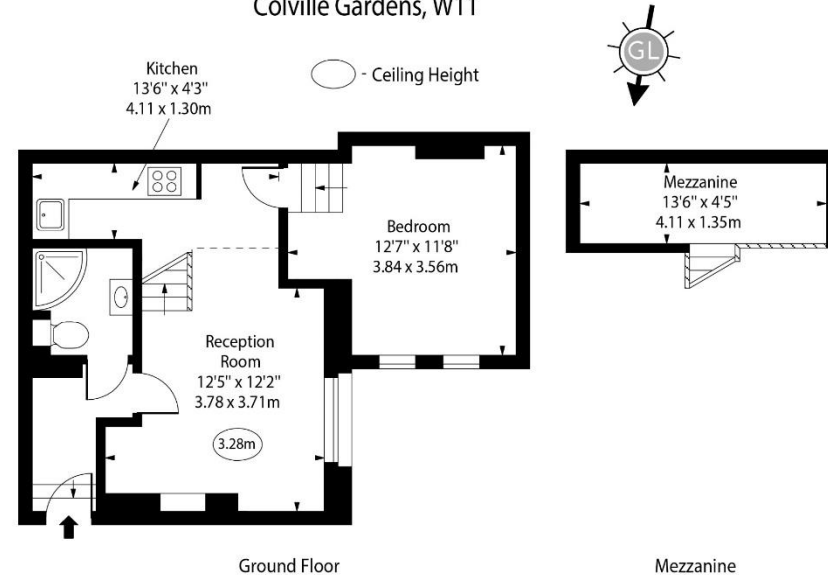
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Pinehurst Court,
Colville Gardens, W11



Approx Gross Internal Area 435 Sq Ft - 40.41 Sq M
(Excluding Mezzanine)

Approx Gross Internal Area 495 Sq Ft - 45.99 Sq M
(Including Mezzanine)

For Illustration Purposes Only - Not To Scale
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