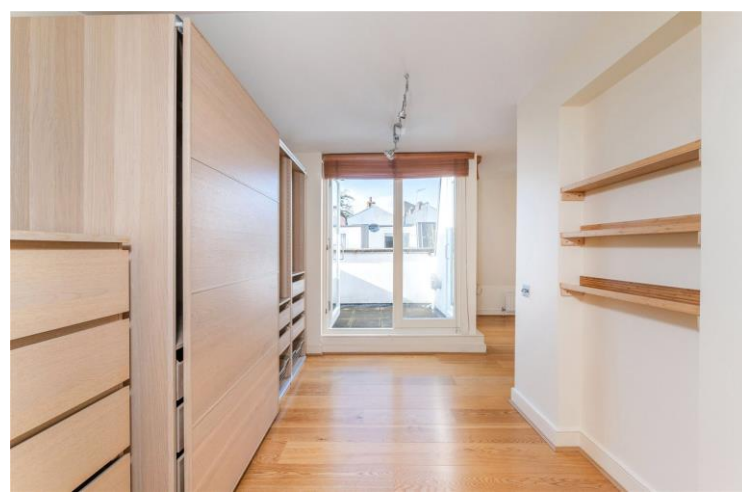




Golden Cross Mews  
Notting Hill, W11

CHESTERTONS





Chestertons are pleased to present this charming two-bedroom mews house, located just off the famous Portobello Road in Notting Hill.

Boasting a fantastic entertaining space, the property offers an open-plan kitchen and reception area on the first floor. The house has two bedrooms (on the ground floor and the principle bedroom on the second floor) two bathrooms, with the principle bathroom on the top floor including access to a private terrace.

The property is set in a secure gated mews and comes with a private garage for off-street parking. It is perfectly located for the underground at Ladbroke Grove as well as the shops and restaurants of Golborne Road, Portobello Road.

- Two bedrooms
- Two bathrooms
- Modern
- Roof terrace

### £4,000 pcm

Additional tenant charges apply (fees apply to non-AST tenancies only)

Tenancy Agreement Fee: £300

References per Tenant/Guarantor: £60

Inventory check (approx. £100 – £250 inc. VAT)

[chestertons.co.uk/property-to-rent/applicable-fees](http://chestertons.co.uk/property-to-rent/applicable-fees)

Energy Efficiency Rating		Current	Potential
100-110	A		83
81-100	B		
62-81	C		68
43-62	D		
25-43	E		
10-25	F		
1-10	G		

Not energy efficient - higher running costs

EU Directive 2002/91/EC

England, Scotland & Wales

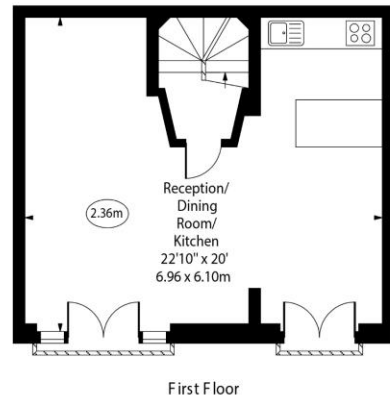
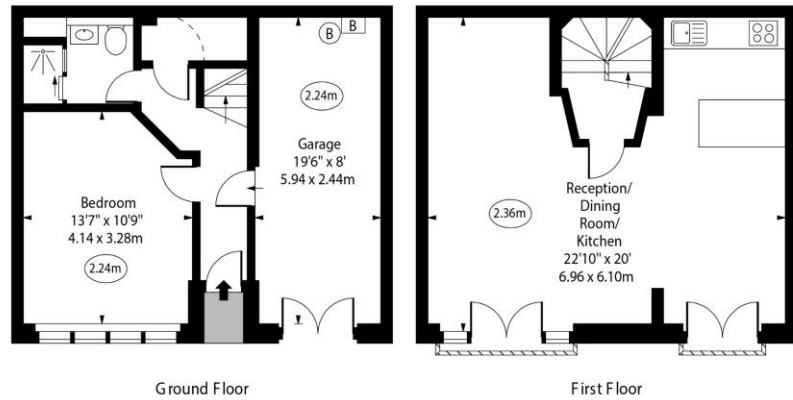
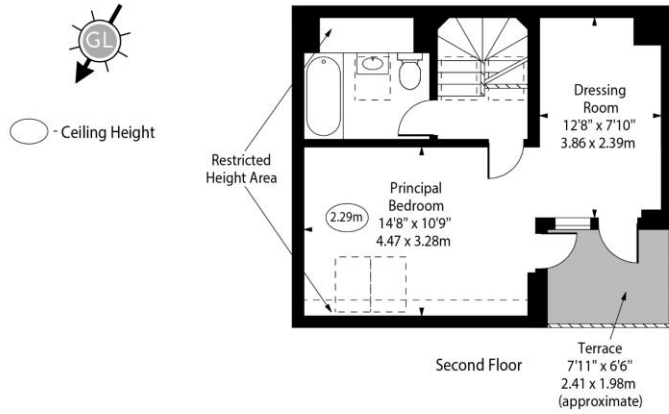
**Minimum Term:** 12 months  
**Deposit Required:** Five weeks  
**Local Authority:** Royal Borough of Kensington & Chelsea  
**Council Tax Band:** G  
**EPC Rating:** D  
**Unfurnished**

### Chestertons Notting Hill Lettings

30 Ledbury Road  
 Notting Hill  
 London  
 W11 2AB

nottinghill@chestertons.co.uk  
 02030408588

Golden Cross Mews, W11



Approx Gross Internal Area 1232 Sq Ft - 114.45 Sq M  
(Including Garage)

Approx. Floor Area Including Restricted Heights 1260 Sq Ft - 117.05 Sq M  
(Including Garage)

For Illustration Purposes Only - Not To Scale  
www.goldlens.co.uk  
Ref. No. 021817M

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