



Lansdowne Road
London, W11

CHESTERTONS





This bright and well-presented 2 bedroom apartment is set on the ground floor of a purpose build block, on Ladbroke Grove, in the heart of Notting Hill.

The property comprises a large reception room with wooden flooring, a separate kitchen complete with dishwasher, full size fridge-freezer and washing machine, 2 bedrooms both with built in storage and bathroom. Both bedrooms have 18 month old light grey carpet (not shown in pictures).

The building benefits from having access to stunning communal gardens at the rear of the property and located moments from Portobello Road, Ladbroke Grove and Westbourne Grove. Available unfurnished.

- Bright reception room
- 2 bedrooms
- Access to communal gardens
- Available now
- Pet friendly

£2,600 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

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(84-91)	B		
(75-83)	C		
(65-74)	D	66	72
(55-64)	E		
(45-54)	F		
(35-44)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

Minimum Term: 12 months
Deposit Required: £3,000.00
Local Authority: Kensington and Chelsea
Council Tax Band: F
EPC Rating: D
Unfurnished

Chestertons Notting Hill Lettings

30 Ledbury Road
 Notting Hill
 London
 W11 2AB

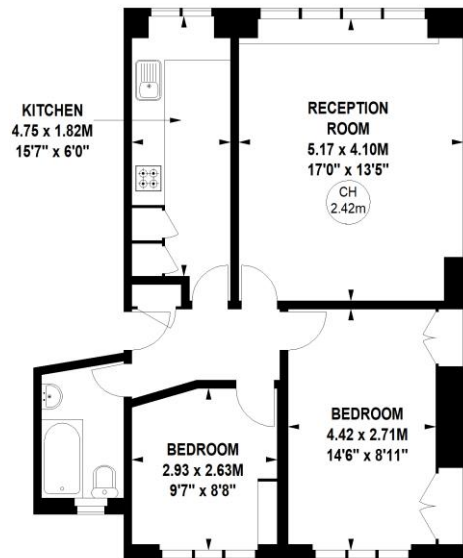
nottinghilllettingsusers@chestertons.co.uk
 02030408588

Lansdowne Road, W11

Approximate gross internal area

61.87 sq m / 666 sq ft

Key :
CH - Ceiling Height



Ground Floor

Not to scale, for guidance only and must not be relied upon as a statement of fact.
All measurements and areas are approximate only

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