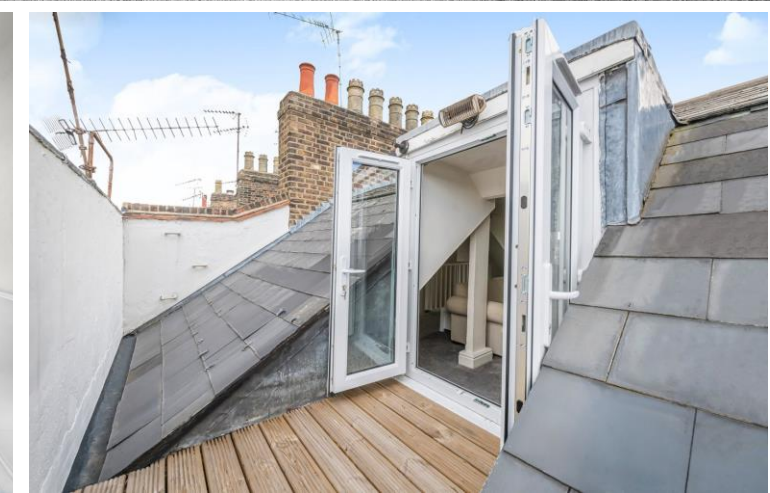
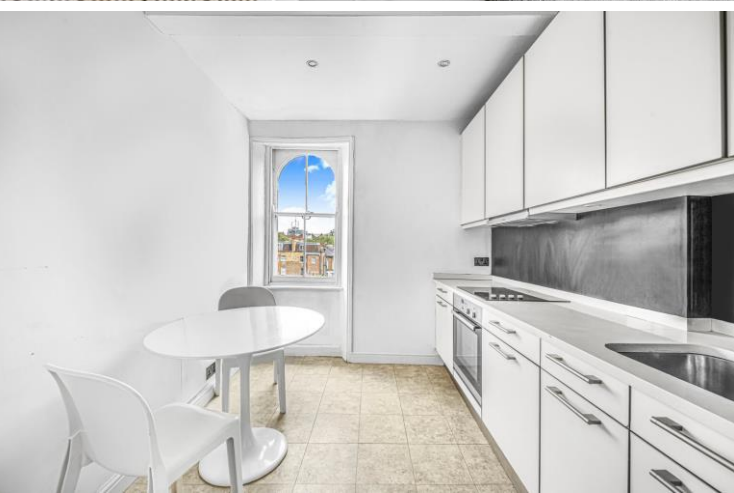




Hereford Road
Notting Hill, W2

CHESTERTONS





A bright and spacious two-bedroom duplex apartment with a private terrace and access to communal gardens, located just off Westbourne Grove in the heart of Notting Hill.

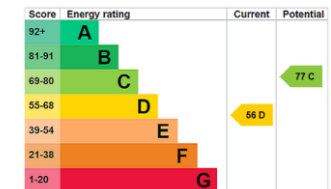
Laid out over the top two floors and approaching 900 sq ft, this charming apartment offers excellent natural light and well-balanced accommodation throughout. The upper level features a large double-aspect reception room with French doors opening onto a small private terrace. The floor below comprises a separate kitchen, two double bedrooms, and a bathroom.

The property also benefits from access to the beautifully maintained communal gardens of Leinster Square.

Hereford Road is situated just off Westbourne Grove, moments from an excellent selection of shops, restaurants, and cafés (200 meters). Notting Hill Gate (0.5 miles) and Queensway underground stations (0.5 miles) are both within easy walking distance, as are the open green spaces of Kensington Gardens (0.4 miles).

- Bright and spacious two-bedroom duplex apartment
- Access to Leinster Square communal gardens
- Large double-aspect reception room filled with natural light
- Approaching 900 sq ft over the top two floors
- Prime Notting Hill location just off Westbourne Grove, close to transport and amenities

Asking Price £700,000



Tenure: Leasehold. 110 years remaining.

Service Charge: £1,800 p.a.

Ground Rent: £100 p.a.

Local Authority: Westminster

Council Tax Band: D

Chestertons Notting Hill Sales

30 Ledbury Road

Notting Hill

London

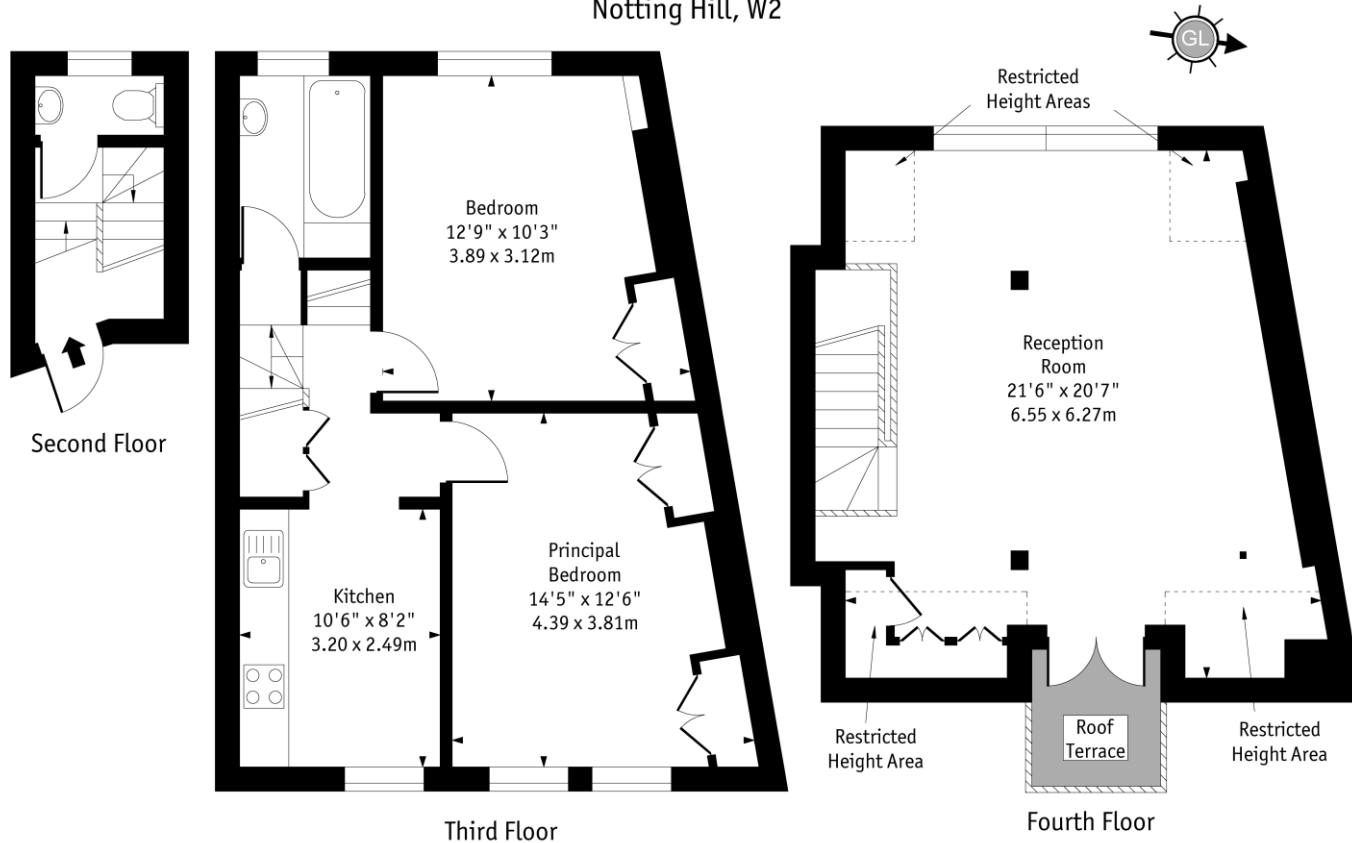
W11 2AB

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0203 040 8585

chestertons.co.uk

Hereford Road,
Notting Hill, W2



Approx Gross Internal Area 895 Sq Ft - 83.14 Sq M

Approx. Floor Area Including Restricted Heights 945 Sq Ft - 87.79 Sq M

Every attempt has been made to ensure the accuracy of the floor plan shown.
However, all measurements, fixtures, fittings, and data shown are approximate interpretations and
for illustrative purposes only. Measured according to the RICS. Not To Scale.

www.goldlens.co.uk
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