



Pembridge Gardens
Notting Hill, W2

CHESTERTONS





A bright, third-floor one-bedroom flat in a grand period building on Pembridge Gardens. This charming flat features a spacious open-plan kitchen and reception room, offering stunning views of the large communal gardens at the rear of the building. The bedroom includes built-in storage, maximizing space and convenience. Pembridge Gardens is ideally situated, just 0.1 miles from Notting Hill Gate Underground Station, providing excellent transport links.

- Bright third-floor one-bedroom flat in a grand period building
- Open-plan kitchen and reception room with garden views
- Bedroom with built-in storage
- Large communal gardens at the rear of the building
- 0.1 miles from Notting Hill Gate Underground Station

Asking Price £450,000

Energy Efficiency Rating		Current	Potential
90-100	A		
81-89	B		
72-80	C		77
63-71	D	57	
54-62	E		
45-53	F		
35-44	G		

Not energy efficient - higher running costs

England, Scotland & Wales EU Directive 2002/91/EC

Tenure: Leasehold, 116 years remaining.
Service Charge: £1,295 p.a.
Ground Rent: £0
Local Authority: RBK&C
Council Tax Band: D

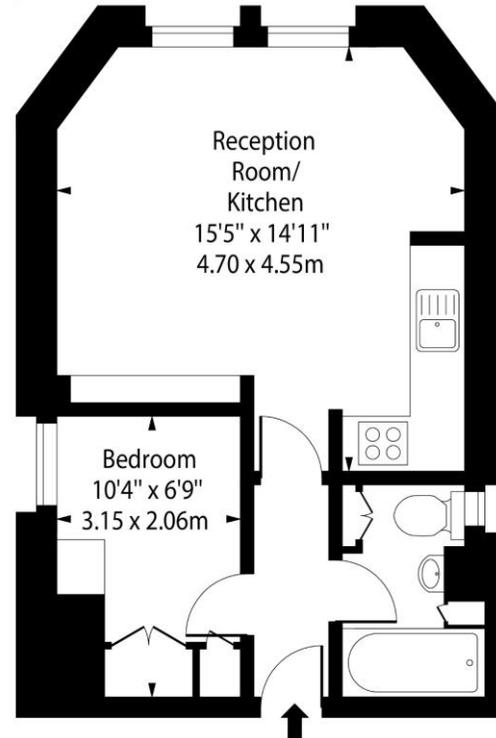
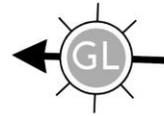
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Third Floor

Approx Gross Internal Area 345 Sq Ft - 32.05 Sq M

For Illustration Purposes Only - Not To Scale

www.goldlens.co.uk

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