

Portobello Road

Notting Hill, W11

Asking Price £1,250,000

CHESTERTONS











A stunning two-bedroom, two-storey flat with a sunny, west-facing private terrace, enviably positioned on the world-renowned Portobello Road, W11.

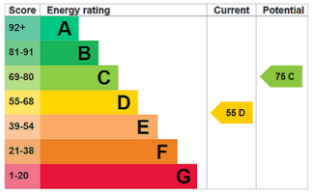
Arranged over the first and second floors, the property benefits from its own private entrance directly from Portobello Road, giving it a wonderful house-like feel. Stairs lead to a half landing, where there is a spacious, fully integrated kitchen.

The first floor boasts an impressive double reception room, featuring soaring 3-metre-high ceilings and currently arranged as a generous living and dining space. A further half landing provides access to the large, west-facing private terrace, an ideal spot for al fresco dining and entertaining.

The upper floor comprises two well-proportioned double bedrooms and a family bathroom. Vaulted ceilings enhance the sense of space and add character to the accommodation.

Set within a charming, colourful terrace of period properties, the flat perfectly captures the distinctive architectural character of Notting Hill. It is ideally located to enjoy the wealth of independent shops, cafés, restaurants and bars along Portobello Road and nearby Westbourne Grove. Notting Hill Gate underground station, offering District, Circle and Central line services, is approximately 0.5 miles away.

- Stunning two-bedroom, two-storey flat on world-renowned Portobello Road, W11
- Private entrance giving the property a wonderful house-like feel
- Impressive double reception room with soaring 3-metre-high ceilings
- Large, sunny west-facing private terrace, ideal for entertaining
- Two generous double bedrooms with characterful vaulted ceilings
- Prime Notting Hill location, moments from Portobello Road and Westbourne Grove, and 0.5 miles from Notting Hill Gate station



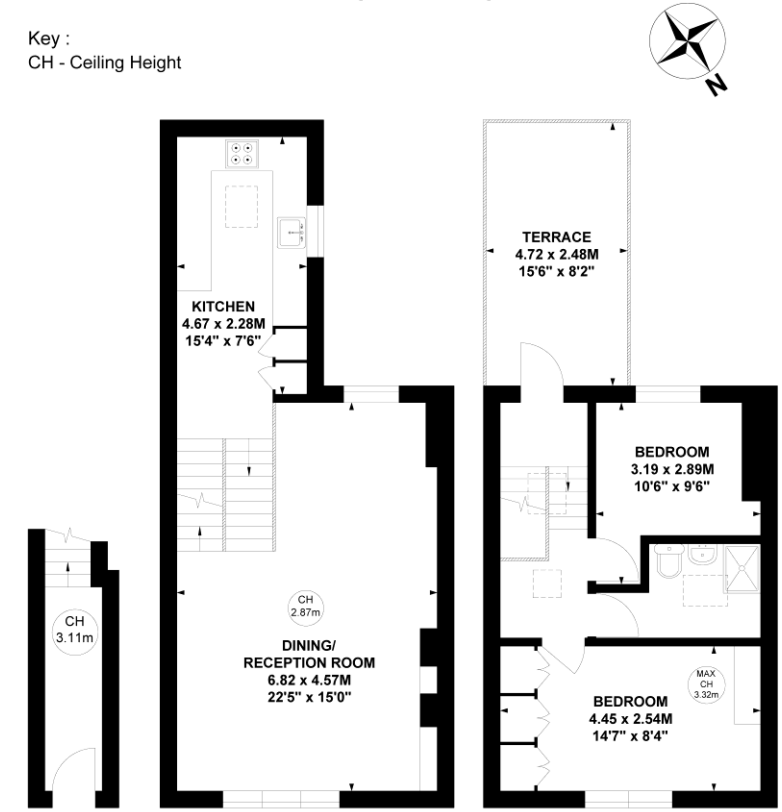
Tenure: Leasehold – 125 Years from 18 November 1993
Service Charge: £1,678 (Approximately)
Ground Rent: £200 per annum
Local Authority: Kensington and Chelsea
Council Tax Band: E

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Approximate gross internal area
76.49 sq m / 823 sq ft

Key :
CH - Ceiling Height



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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