



Westgate Terrace, London **SW10**

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The property comprises a comfortable reception room with three windows allowing ample natural light, separate kitchen, principal bedroom with built in storage and a separate bathroom.

The property further benefits from a private, west-facing terrace which is accessed through a separate room off the hallway, currently being used as additional storage space but could be repurposed as a home office.

*Please note, we have not yet received confirmation from the client regarding certain information for this property. You should ensure you make your own enquiries regarding material information about this property.



Guide price: £525,000

Tenure: Share of freehold plus leasehold, approximately 112 years remaining

Service charge: Please note we have been unable to confirm the current service charge or review period. You should make your own enquiries*

Ground rent: We have been unable to confirm the current ground rent or review period*

Local authority: Royal Borough of Kensington and Chelsea

Council tax band: E

Location

Westgate Terrace is a quiet residential street, which lies just south of Redcliffe Square.

A wide range of amenities is within easy walking distance of the apartment, which include supermarkets, independent shops, cafes and restaurants in both Earls Court and on Fulham Road.

Earls Court Underground Station (Piccadilly, District and Circle lines) is 0.5 miles away, with West Brompton Station (District line and Overground) 0.4 miles away. The immediate vicinity is served by a regular bus service and nearby Brompton Cemetery provides pleasant walking and cycling routes.

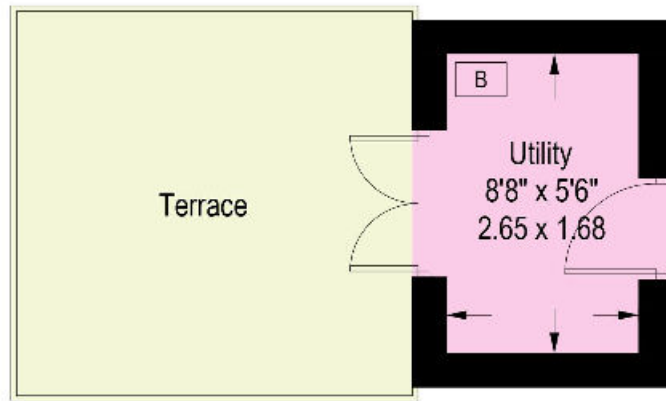
*All distances are approximate.



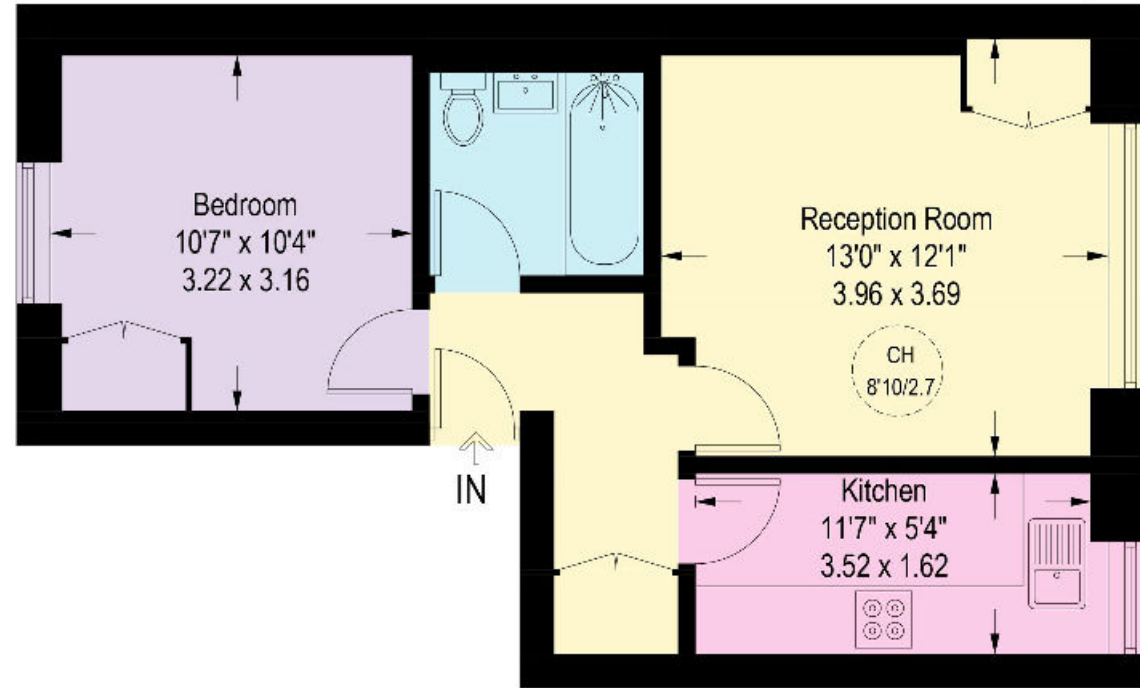
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Approximate Gross Internal Floor Area
44.6 sq m / 480 sq ft

This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the important notice on the last page of the text of the Particulars.



First Floor Landing



Second Floor

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Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

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