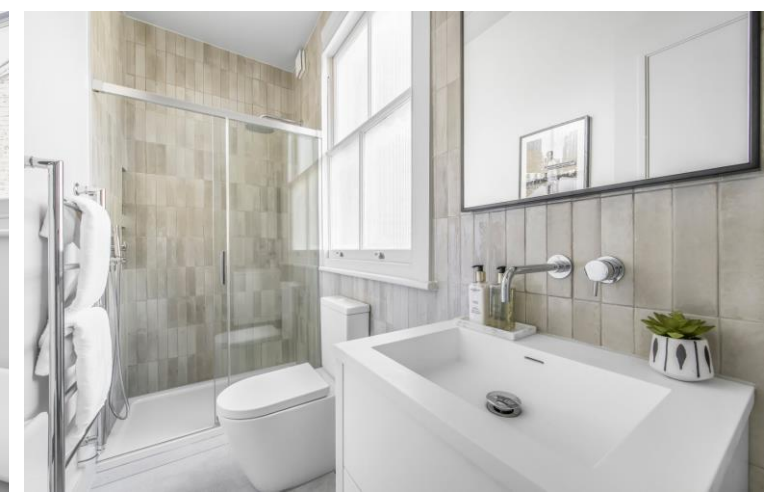
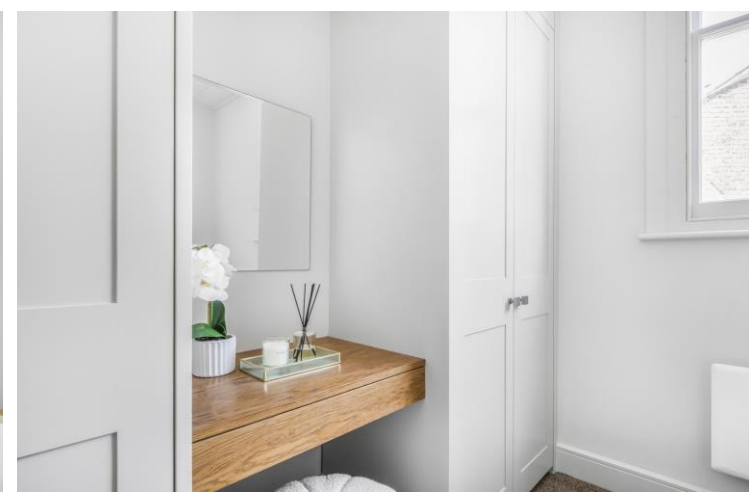




Portobello Road  
Notting Hill, W10

CHESTERTONS





A truly stunning, turn-key one bedroom flat with a sunny west-facing living room on Portobello Road, W10 (RBKC).

The flat has been extremely well refurbished throughout. Entrance is on the first floor, leading up to the flat located on the second floor. The bedroom is to the rear with fitted wardrobes, and the open-plan kitchen reception room to the front.

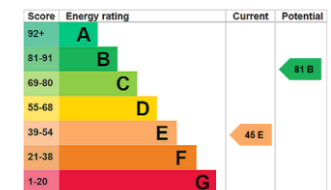
Lettings Valuations:  
 £2,500 PCM on a Long Let = 5.4% Gross Yield.  
 £3,000 PCM on a Short Let = 6.5% Gross Yield.

With its almost immediate access to cosy coffee shops, Michelin starred restaurants, private members clubs, boutiques, bars and leading gastro pubs, the flat's fun location is a key feature.

To name a few staff favourites, The Golborne Deli and Wine Shop and the lively, neighbourhood restaurant Strakers.

- Newly refurbished second floor flat (with entrance on the first floor).
- West-facing reception room.
- Moments from Golborne Road.

Asking Price £475,000



**Tenure:** Leasehold. 124 years remaining.  
**Service Charge:** £1,200 p.a.  
**Ground Rent:** £0  
**Local Authority:** Kensington and Chelsea  
**Council Tax Band:** C

*Chestertons Notting Hill Sales*

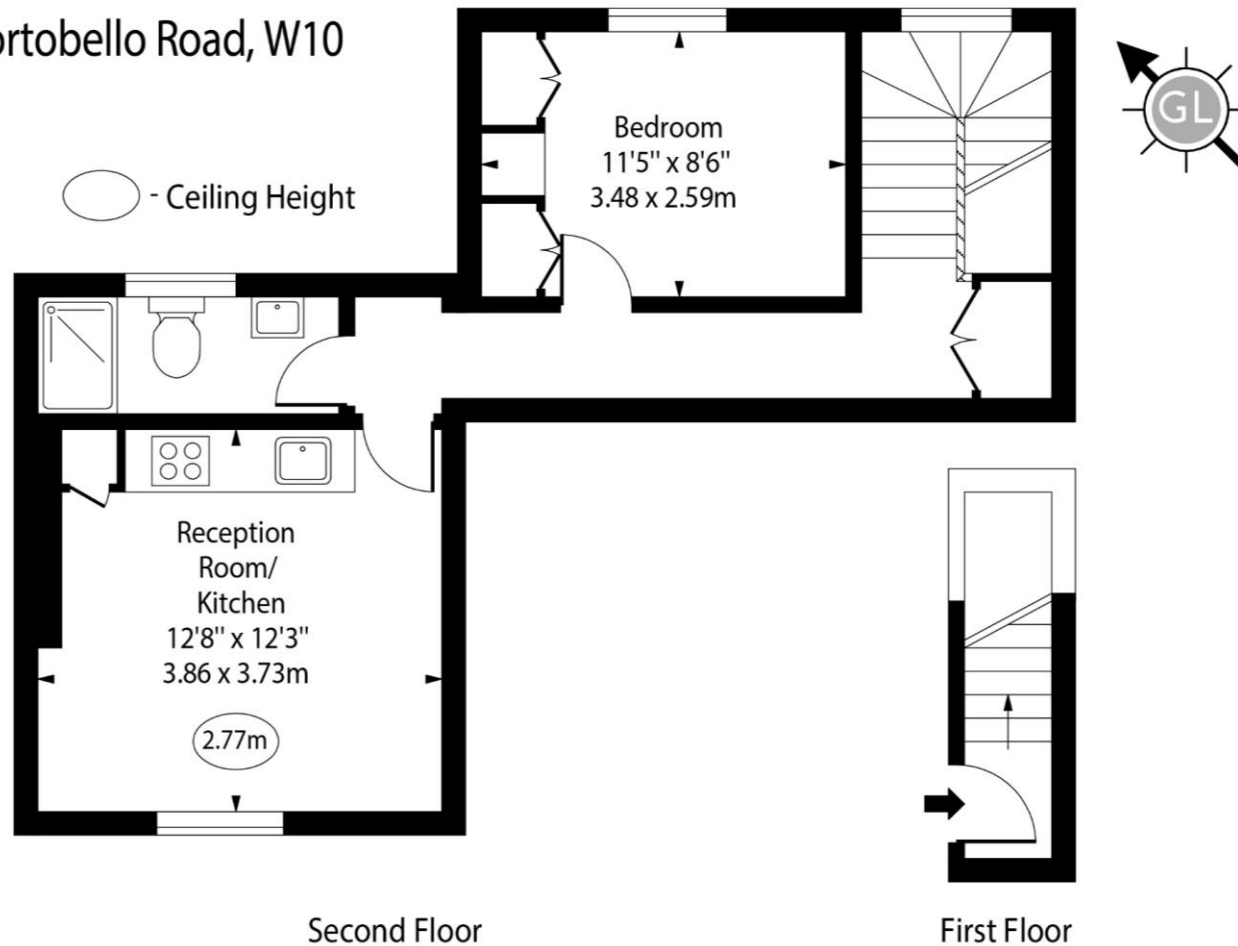
30 Ledbury Road  
 Notting Hill  
 London  
 W11 2AB

[nottinghill@chestertons.co.uk](mailto:nottinghill@chestertons.co.uk)

0203 040 8585

[chestertons.co.uk](http://chestertons.co.uk)

Portobello Road, W10



Approx Gross Internal Area 448 Sq Ft - 41.62 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 IPMS 2. Not To Scale.

[www.goldlens.co.uk](http://www.goldlens.co.uk)

Ref. No. 028208E

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