



Pembridge Crescent  
London, W11

CHESTERTONS



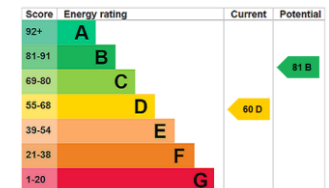


Nestled in the heart of Notting hill, this modernized period flat offers a perfect blend of character and modern comfort. Boasting three bedrooms, two bathrooms, eat-in kitchen and a generous floor area of 1,374 sq ft, this first-floor property is a true gem. The living spaces are bright and welcoming, creating a homely atmosphere ideal for relaxation and entertainment. Step out onto the balcony, a perfect spot for a morning coffee or evening glass of wine. For convenience, the apartment also benefit of a lift access. The property's convenient location offers easy access to local amenities, shops, and transport links, making it an ideal choice for those seeking a comfortable and well-connected living space. Don't miss the opportunity to make this delightful flat your new home. Contact us today to arrange a viewing.

- Three bedrooms
- Two bathrooms
- Balcony
- Period
- First floor
- Lift access

### £8,500 pcm

Additional tenant charges apply (fees apply to non-AST tenancies only)  
 Tenancy Agreement Fee: £300  
 References per Tenant/Guarantor: £60  
 Inventory check (approx. £100 – £250 inc. VAT)  
[chestertons.co.uk/property-to-rent/applicable-fees](http://chestertons.co.uk/property-to-rent/applicable-fees)



**Minimum Term:** 12 months  
**Deposit Required:** £11,769.23  
**Local Authority:** Kensington and Chelsea  
**Council Tax Band:** G  
**EPC Rating:** D  
**Furnished, Unfurnished**

### Chestertons Notting Hill Lettings

30 Ledbury Road  
 Notting Hill  
 London  
 W11 2AB

[nottinghilllettingsusers@chestertons.co.uk](mailto:nottinghilllettingsusers@chestertons.co.uk)  
 02030408588

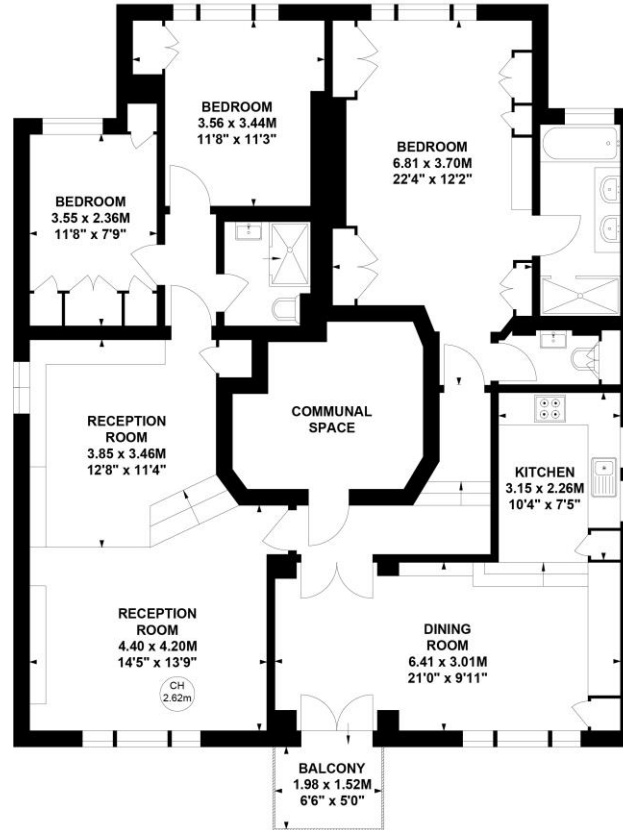
# Pembridge Crescent, W11

Approximate gross internal area

**127.69 sq m / 1374 sq ft**

(Excluding Communal Space)

Key :  
CH - Ceiling Height



## First Floor

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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