

Holland Park, London, W8



# A beautiful first floor apartment in Holland Park

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Set on the first floor of an imposing stucco fronted villa, this apartment spans the depth of the building giving you a unique and bright double aspect. The property benefits from fantastic ceiling heights and extends to 725 sq ft. Accommodation comprises of; grand reception room with large bay window, one double bedroom, bathroom and modern fitted kitchen.



**Guide price:** £1,350,000

**Tenure:** Share of freehold plus leasehold, approximately 974 years remaining

**Service charge:** £3,517 per annum. Reviewed yearly, next review due in March 2024

**Local authority:** Royal Borough of Kensington and Chelsea

**Council tax band:** G







## Location

Holland Park is one of London's famous addresses with access to the park itself located just across the road from the apartment.

Holland Park Avenue offers a wide selection of shops, restaurants and transport connections as Holland Park underground station (Central Line) is close by, giving direct access to the City and West End.

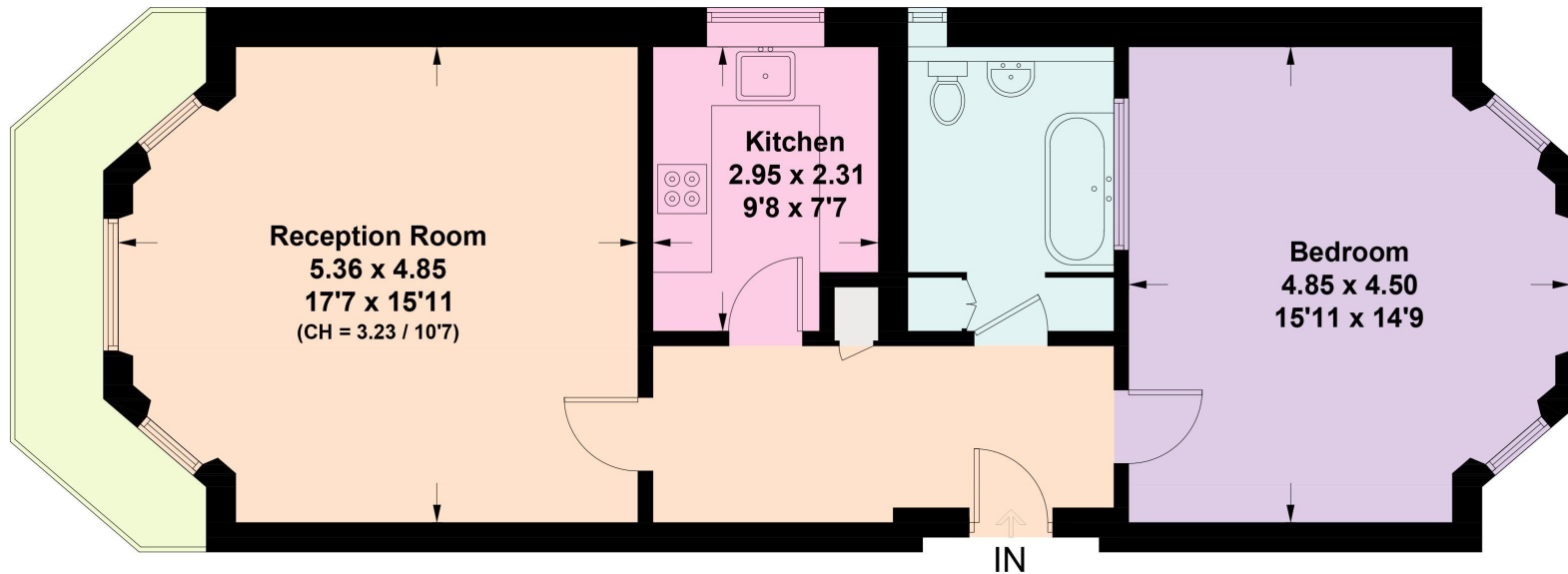
High Street Kensington and Notting Hill Gate are also just a short walk away.





# Holland Park, W11

Approximate Floor Area = 67.4 sq m / 725 sq ft  
Including Limited Use Area (0.4 sq m / 4 sq ft)



## First Floor

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.

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I would be delighted to tell you more

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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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