

Ladbroke Gardens, Notting Hill

W11





The apartment is arranged over the lower ground floor and is comprised of a spacious open plan reception / kitchen with wooden flooring throughout and a wonderful central fireplace. The kitchen is across one wall and has splashback tiling and plenty of cupboard space.

Sliding doors to the left lead through to a small bedroom / study which can be used flexibly for a variety of purposes.

Towards the rear of the apartment lies the principal bedroom with direct access to enchanting communal gardens.

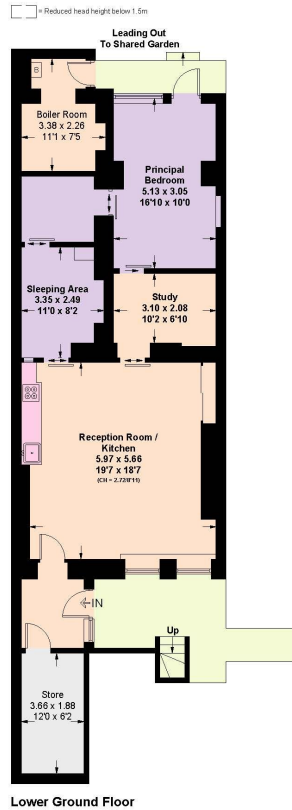


The apartment is excellently located for all the local amenities including the vibrant Portobello Road market and Westbourne Grove with its boutiques and cafes. Transport facilities are excellent with Notting Hill Gate Underground station (central, district and circle lines) within walking distance as well as Ladbroke Grove Underground station (Hammersmith & City lines). The apartment is also within easy reach of some of the best preparatory schools in London.



Ladbroke Gardens, W10

Approximate Floor Area = 89 sq m / 958 sq ft
Boiler Room = 7.2 sq m / 77 sq ft
Total = 96.2 sq m / 1035 sq ft
Including Limited Use Area (8.2 sq m / 88 sq ft)



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID788467)

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I would be delighted to tell you more.

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Particulars dated September 2021 Photographs and videos dated September 2021

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