



Clanricarde Gardens, Notting Hill W2

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Situated in a charming stucco fronted building, a spacious two bedroom apartment. The apartment is neutrally decorated and bright throughout and is the perfect place to put your own stamp on. Located off the entrance hallway there is a spacious reception / dining room with double fronted window to allow plentiful light. Two well proportioned bedrooms are towards the rear of the apartment with the principal bedroom suite having a skylight. Between both bedrooms is a lightwell, perfect for some outside space.



**Guide price:** £725,000

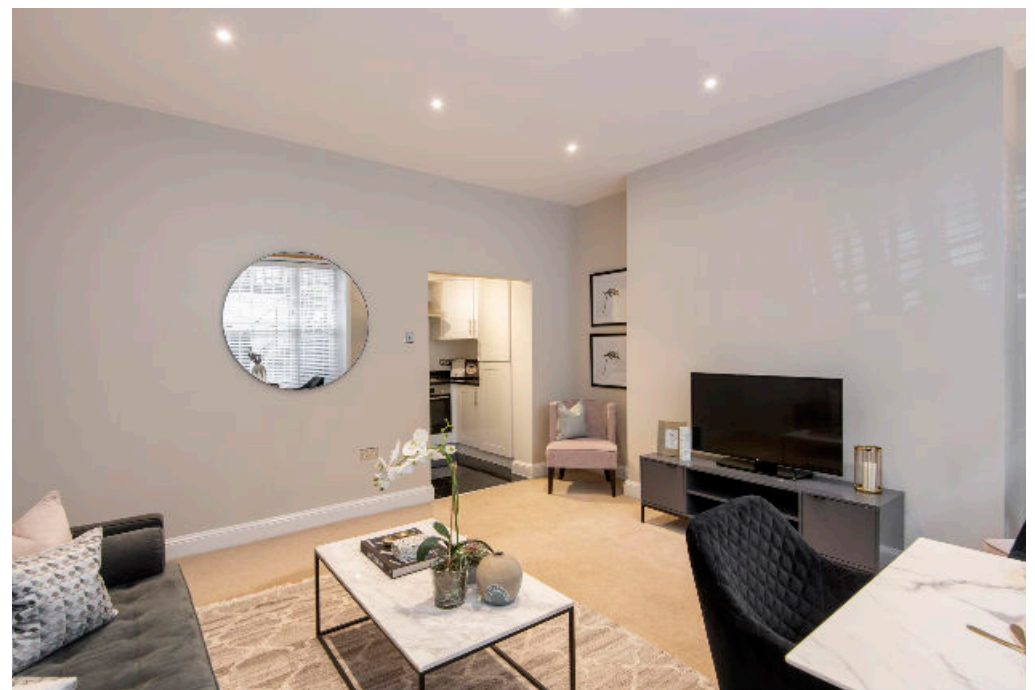
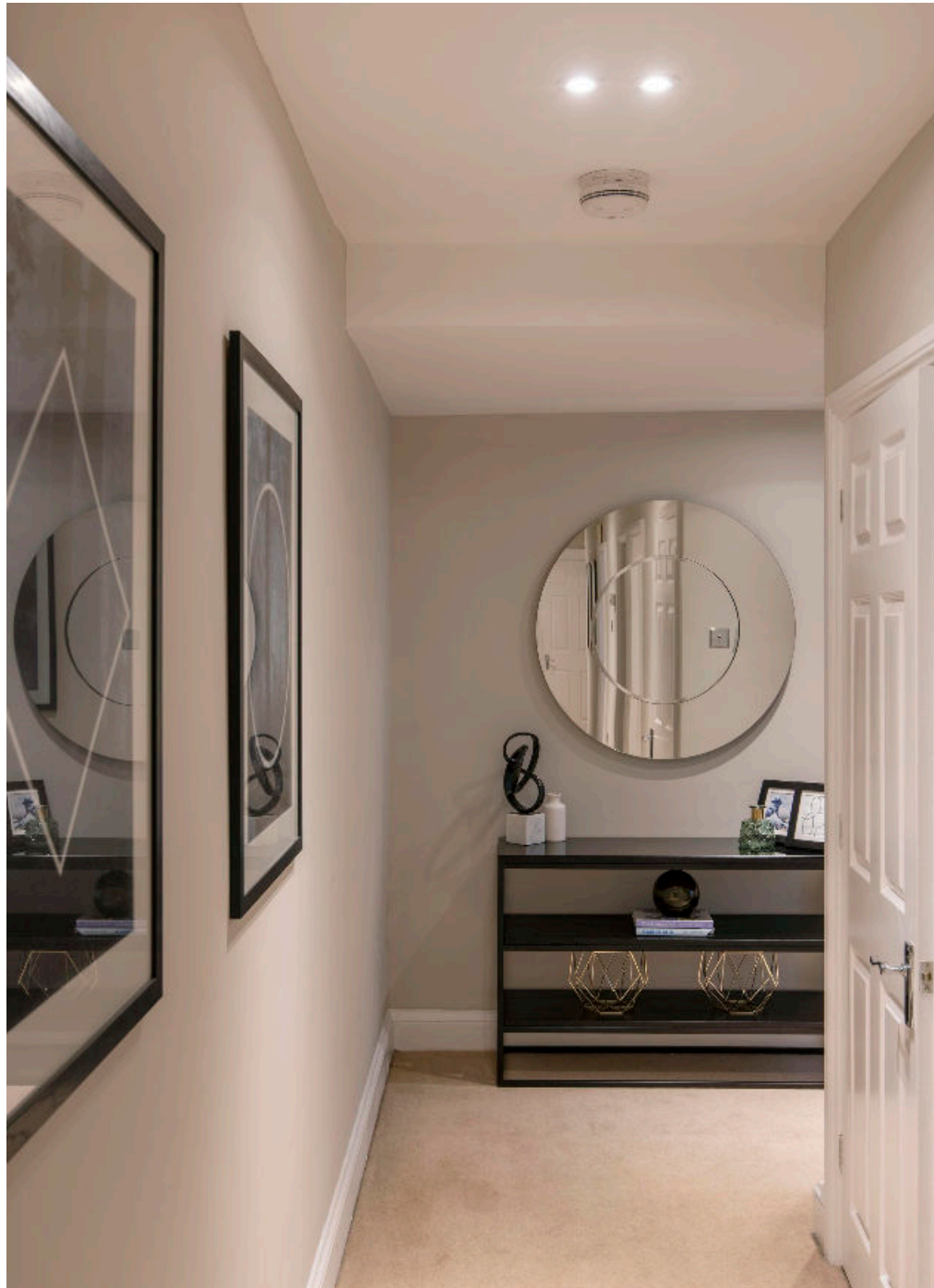
**Tenure:** Leasehold: approximately 125 years remaining

**Service charge:** £4,368 per annum, reviewed every year, next review due 2026

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

**Council tax band:** F





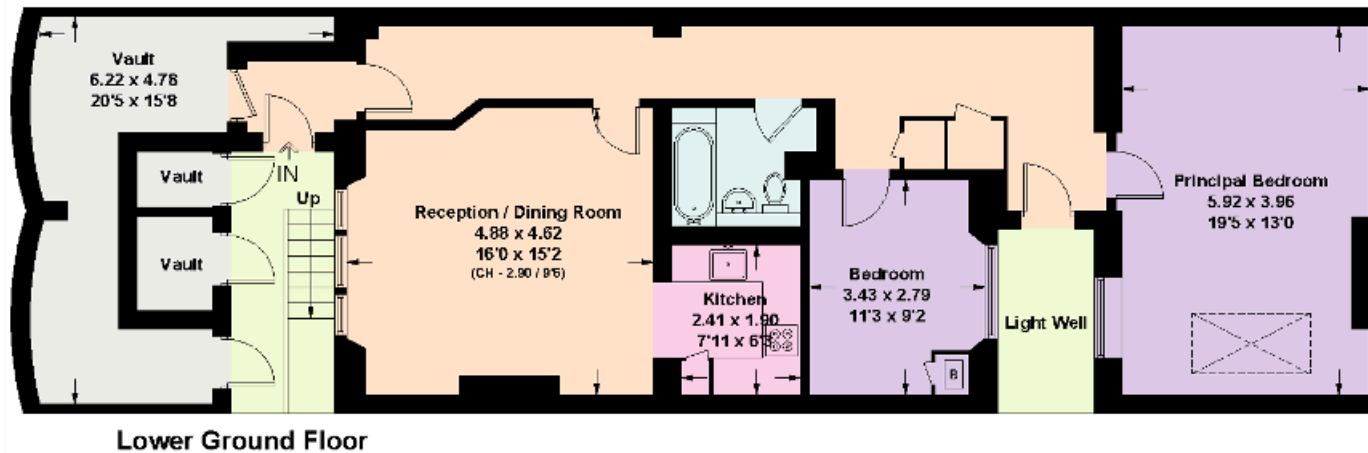








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**Approximate Gross Internal Floor Area**  
**91.6 sq m / 986 sq ft**

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.

Knight Frank  
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We 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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Particulars dated November 2024. Photographs and videos dated November 2024.

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