

Pembridge Villas, Notting Hill W11

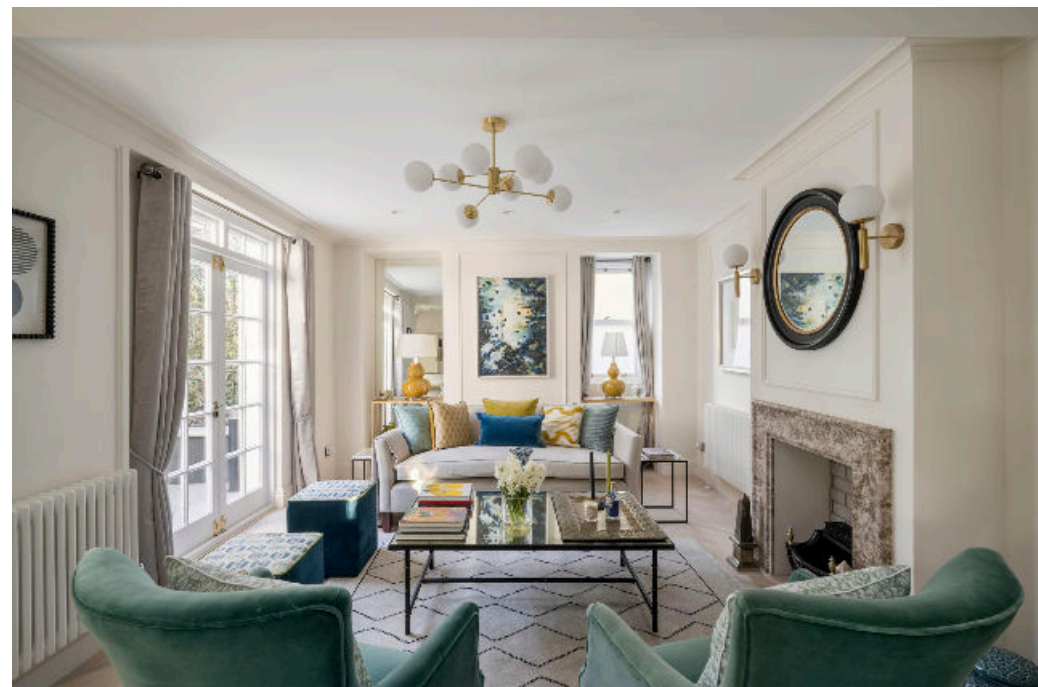


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Offering over 850sqft of lateral accommodation and a private patio garden. The property retains period charm with a feature fireplace and corning, whilst also boasting slick modern finishes with Miele appliances and Herringbone floors.

The property comprises a large reception room leading through double doors to the south facing garden.

A modern and spacious kitchen area with ample space for dining. Two double bedrooms, the principle with en-suite facilities and a further bathroom.



Guide price: £1,300,000

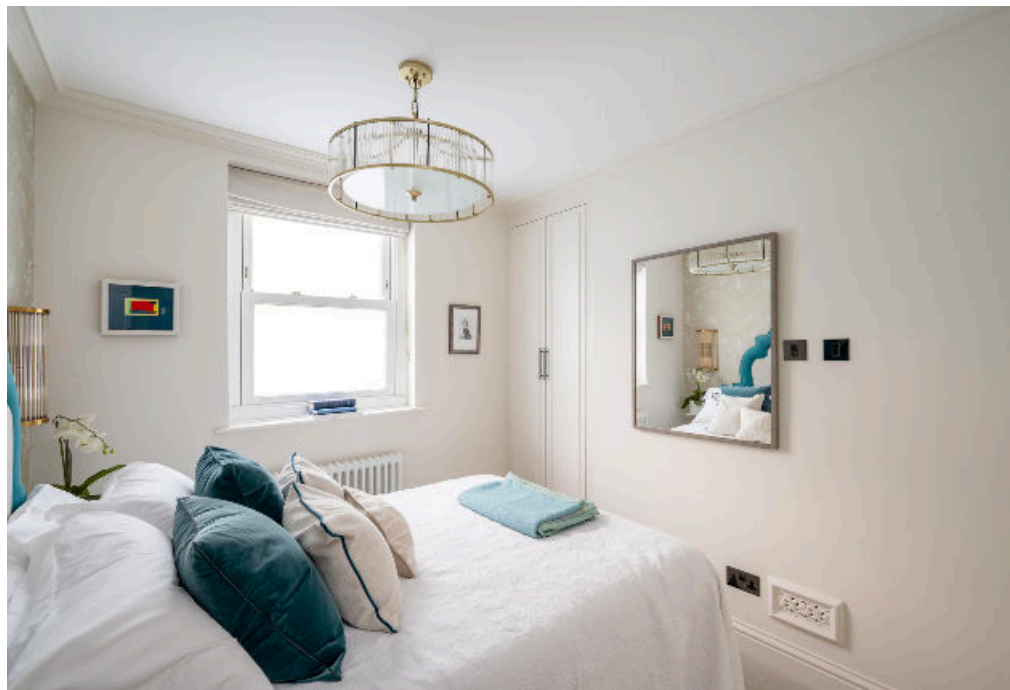
Tenure: Share of freehold plus leasehold, approximately 999 years remaining

Service charge: £3,150 per annum, reviewed every year, next review due 2024

Local authority: Royal Borough of Kensington and Chelsea

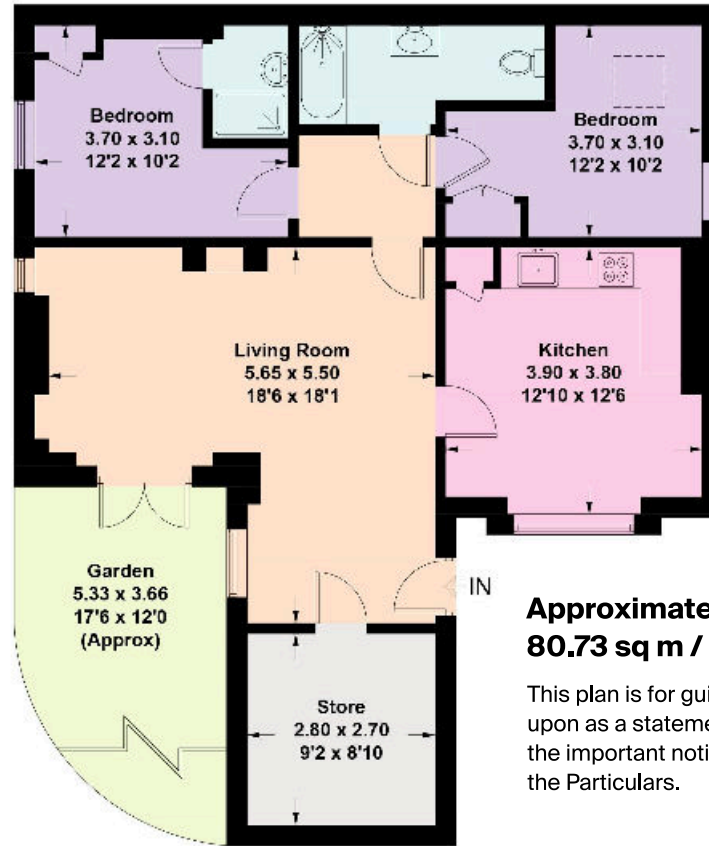
Council tax band: F







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**Approximate Gross Internal Floor Area
80.73 sq m / 869 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.

Ground Floor

**Knight Frank
Notting Hill**

294 Westbourne Grove
London
W11 2PS

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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