

# Avondale Park Gardens, Notting Hill

W11







A charming end of terrace three bedroom house ideally located for the amenities of Holland Park.

Entered via a side gate the the property opens out to a ground floor reception dining area which is bathed in natural light from the ceiling window and French doors which open up on to unusually large 50 foot long garden.

The ground floor accommodation could be extended into the garden STPP.

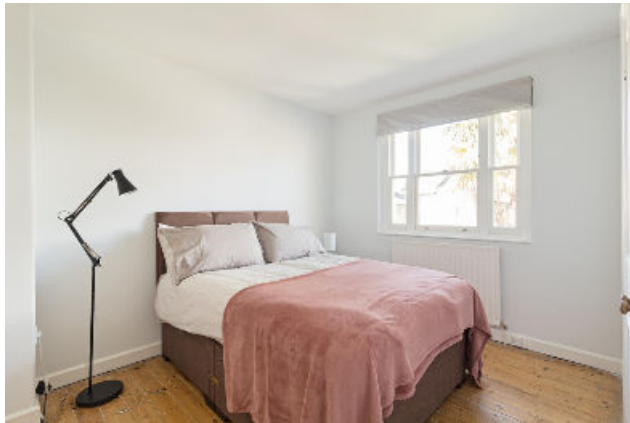
The first floor accommodation features three beautifully appointed bedrooms and a family bathroom, being end of terrace there are windows on all three sides of the cottage bathing it in natural light.

This charming cottage is a gem and would make the perfect Holland Park family home.



*Avondale Park Gardens is conveniently located toward the western end of Holland Park Avenue, near to the fantastic Westfield shopping centre and transport facilities of London Underground Holland Park and Shepherds Bush. (Central Line).*






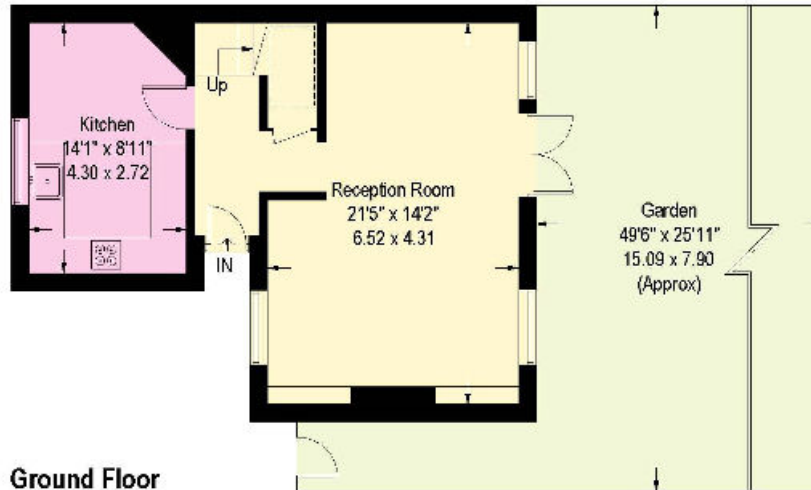
**Approximate Gross Internal Floor Area**  
**89,8 sq m/967 sq ft**

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



**First Floor**

 = Reduced headroom below 1.5m/5'0"



**Ground Floor**

Illustration for identification purposes only, measurements are approximate, not to scale. (ID6339/3)

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**I would be delighted to tell you more.**

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