



WESTBOURNE GARDENS, W2

£825,000 LEASEHOLD (153 YEARS REMAINING)

THE QUINTESSENTIAL FIRST FLOOR, ONE BEDROOM FLAT, WITH WONDERFULLY HIGH CEILINGS OVERLOOKING A PEACEFUL AND MANICURED COMMUNAL GARDEN SQUARE.

1 Bedroom, 1 Reception Room, 1 Bathroom, Flat/Apartment, First Floor, Balcony, Communal Gardens, 471 Approx Sq Ft, Service Charge £1,300 p/a, Ground Rent Peppercorn

Winkworth

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DESCRIPTION:

This beautiful one-bedroom apartment occupies the first floor of an attractive, stucco fronted period building, benefiting from wonderful ceiling heights throughout. The property comprises a stunning bright and airy reception room with a fully fitted and contemporary kitchen, utility cupboard, floor to ceiling French windows opening out to a balcony overlooking the gardens of the square. Accommodation further comprises a light and bright bedroom with built in floor to ceiling wardrobes and a sleek, modern shower room.

LOCATION:

Westbourne Gardens is an attractive and peaceful garden square off the northern end of Porchester Road, just around the corner from Royal Oak tube station, and within easy walking distance of the emerging luxury on Queensway with its many shopping and transport amenities. The redeveloped Whitley's, will contain a wealth of high-end shopping, dining, and recreation. Paddington Station, with the Heathrow Express and Elizabeth Line is within walking distance. The wonderful eateries, bars and shops of Notting Hill, the famous Portobello Road and the vast expanse of Kensington Gardens/Hyde Park are within a short stroll.

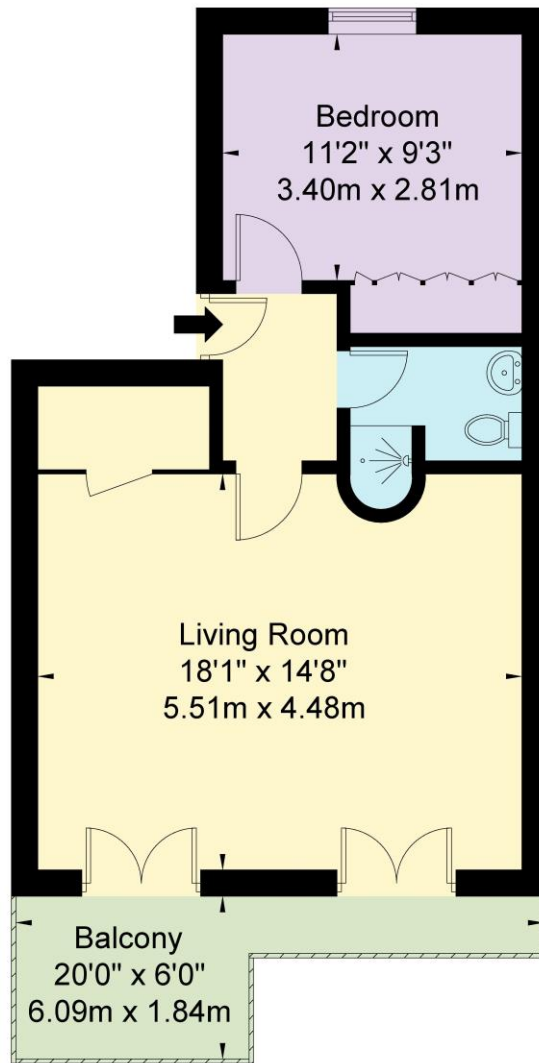
LOCAL AUTHORITY AND COUNCIL TAX BAND:

City of Westminster (Band C)



Westbourne Gardens W2 5NR

Approx Gross Internal Area = 43.8 sq m / 471 sq ft



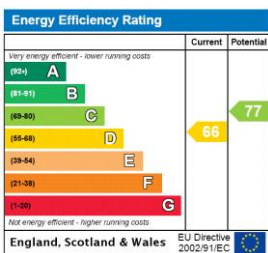
First Floor

Ref

Copyright **BLEU PLAN**

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This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.



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