



ELSHAM ROAD, W14
£820,000 SHARE OF FREEHOLD

A VERY WELL PRESENTED TWO-BEDROOM FLAT SITUATED ON THE RAISED GROUND FLOOR OF AN IMPRESSIVE SEMI DETACHED VICTORIAN HOUSE.

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DESCRIPTION:

A very well presented two-bedroom flat situated on the raised ground floor of an impressive semi detached Victorian house. The property has high ceilings and attractive views to front and rear. Accommodation includes reception room, open plan kitchen, principal bedroom with en suite shower room, further double bedroom and bathroom.

Elsham Road is an attractive tree lined street located within the Royal Borough of Kensington & Chelsea and is close to many excellent shops, restaurants and transport facilities of both Kensington High Street and Westfield Shopping Centre. The green open spaces of Holland Park are also within easy walking distance.

ACCOMMODATION:

Entrance Hall | Reception Room | Open Plan Kitchen | Principal Bedroom With En Suite Shower Room | Further Double Bedroom | Bathroom

LOCAL AUTHORITY:

The Royal Borough of Kensington & Chelsea

NEAREST PUBLIC TRANSPORT:

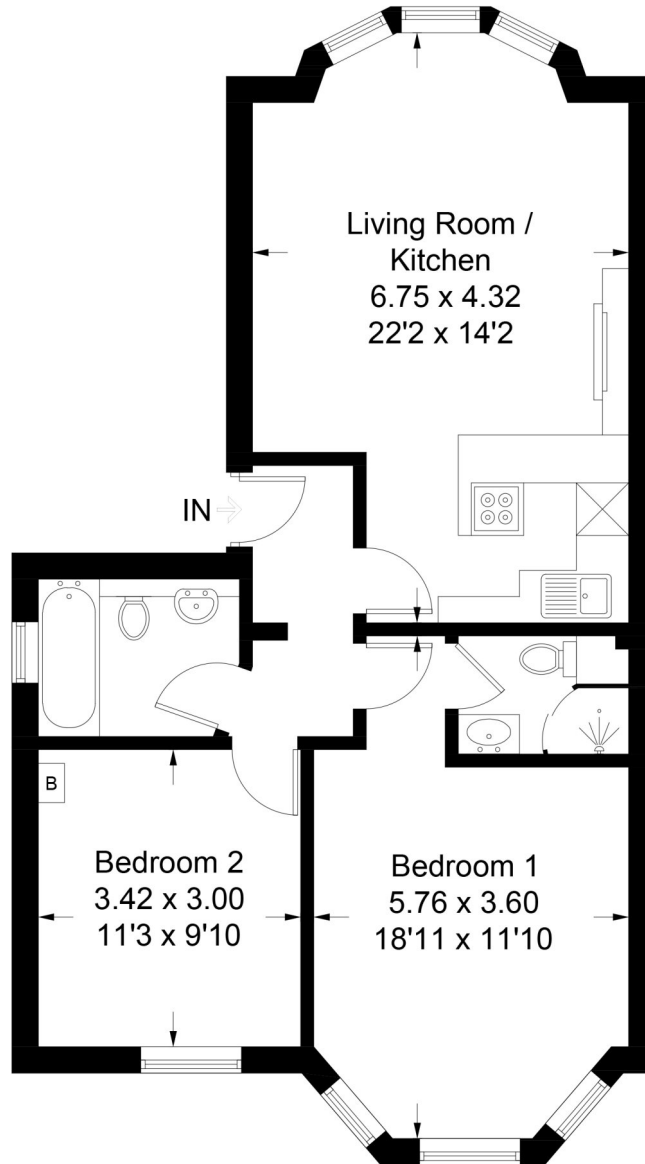
Kensington Olympia
Shepherds Bush





Elsham Road

Approximate Gross Internal Area = 64.1 sq m / 690 sq ft



Ground Floor

Illustration for identification purposes only, measurements are approximate, not to scale. (ID980451)

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.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	64	79
(39-54)	E		
(21-28)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

Lease: 979 years remaining
Ground Rent: none
Service Charge: £500 per annum
Council tax band: D

Please note all figures are approximate

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