



OXFORD GARDENS, W10
£280,000 LEASEHOLD

A SPACIOUS STUDIO WITH BALCONY ON THE FIFTH FLOOR BENEFITTING FROM A LIFT A STONES THROW AWAY FROM PORTOBELLO MARKET

North Kensington | 020 7792 5000 | northkensington@winkworth.co.uk

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DESCRIPTION:

A fantastic, bright, large and fully equipped studio apartment. The property comprises of a large studio room with balcony benefitting from far reaching views, a separate modern kitchen with fully integrated appliances and a great sized bathroom. The property benefits further benefits from plenty of storage and modern decor.

Oxford Gardens is located just off Ladbroke Grove. Offering fantastic transport links into the city, plus the benefits of Portobello road, Westbourne Grove and Notting Hill Gate right on the doorstep.

AT A GLANCE

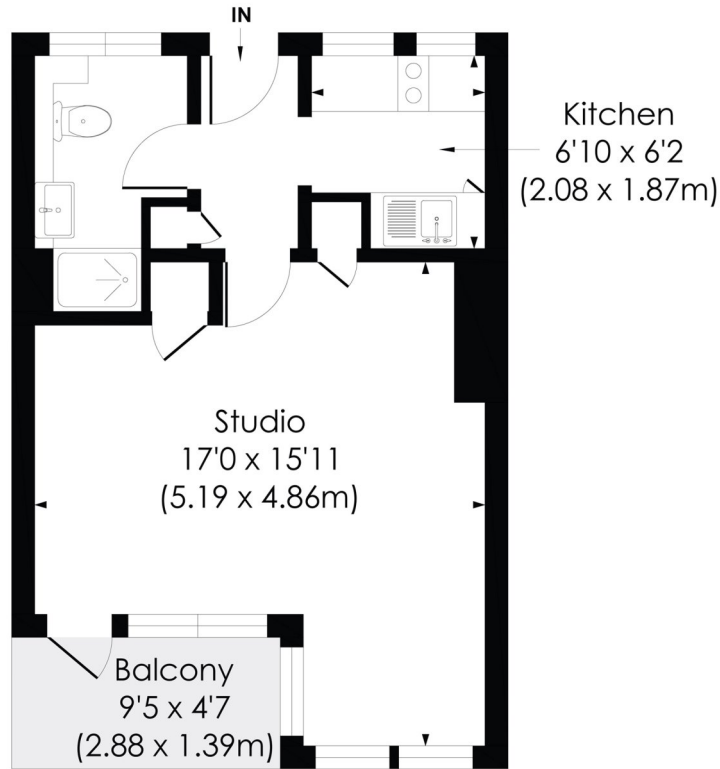
- Large Studio
- Private Balcony
- Separate Large Kitchen
- Modern Decoration
- EPC Rating E
- Leasehold 91 Years 10 Months
- Service Charges £1,349.52
- Ground Rent £10





OXFORD GARDENS, W10

Approx. Gross Internal Floor Area
350 Sq. ft/32.52 Sq. m



FIFTH FLOOR

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 PROPERTY MARKETING

This floor plan has been prepared for the purpose of illustration only in accordance with the latest RICS code of measuring practice and is not to scale. All measurements and areas are approximate and whilst every effort has been made to ensure the accuracy of the plan contained here, no responsibility is taken for any error, omission or misstatement.

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		68
(55-68)	D		
(39-54)	E	46	
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

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