



**PEEL STREET, W8**  
**£2,375,000 FREEHOLD**

**A CHARMING THREE BEDROOM VICTORIAN TERRACED HOUSE  
WITH PATIO GARDEN AND ROOF TERRACE.**

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### **DESCRIPTION:**

A charming three bedroom Victorian terraced house with patio garden and roof terrace. Accommodation consists of a larger than average double reception, modern kitchen, principal bedroom with en suite bathroom, two further double bedrooms, shower room/WC, utility room/study, patio garden and south facing roof terrace.

Work has officially started on **planning permission obtained** to extend the ground floor to create a kitchen/dining room and extend the first floor to add en suite shower room.

Peel Street is quiet and attractive street situated off Kensington Church Street and therefore close to the many excellent shops, restaurants and transport facilities of both Kensington High Street and Notting Hill Gate. The green open spaces of Kensington Gardens and Holland Park are also within easy walking distance.

### **ACCOMMODATION:**

Entrance Hall | Double Reception Room | Kitchen | Principal Bedroom With En Suite Bathroom | Two Further Double Bedrooms | Shower Room/WC | Utility Room/Study | Patio Garden | South Facing Roof Terrace

### **LOCAL AUTHORITY:**

The Royal Borough of Kensington & Chelsea

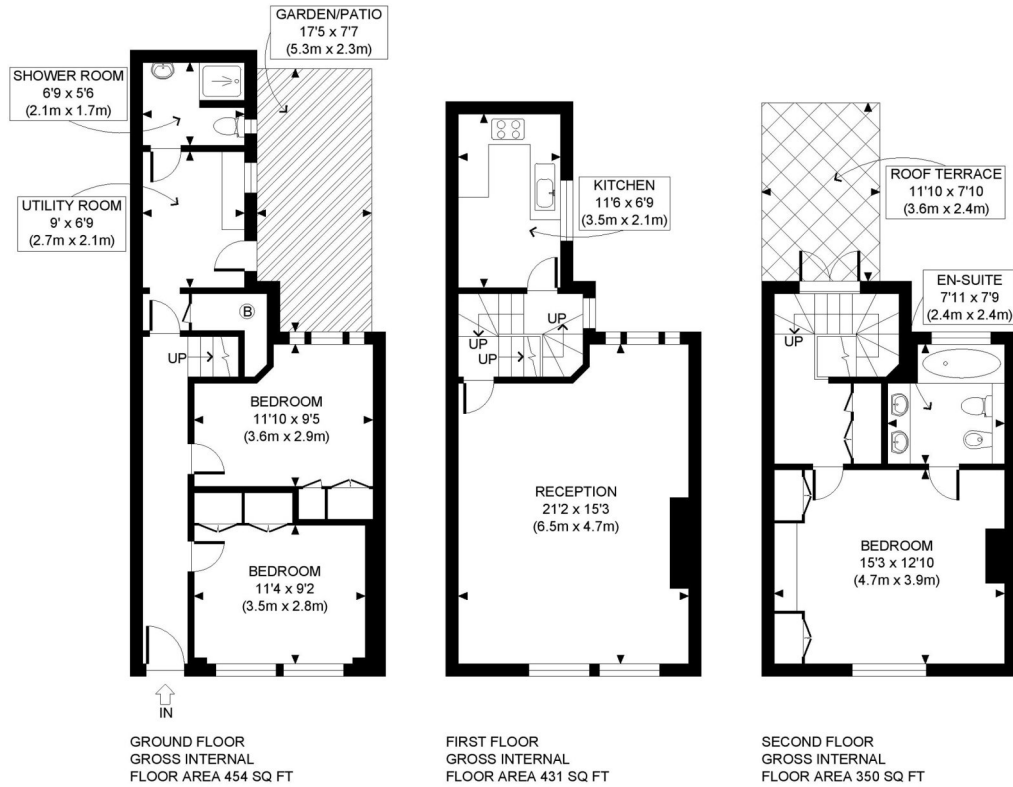
### **NEAREST PUBLIC TRANSPORT:**

Notting Hill Gate

Holland Park

High Street Kensington



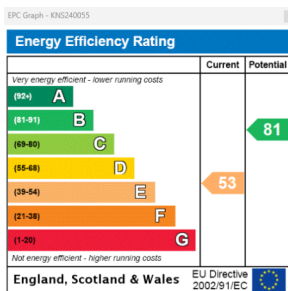


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This plan is for illustrative purposes only and should be used as such by any prospective client. Whilst every attempt has been made to ensure the accuracy of the Floor Plan contained here, measurements of the doors, windows, rooms and any other items are approximate and no responsibility is taken for any errors, omissions, or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to the operability or efficiency can be given.

PROPERTY PHOTO PLANS THE STEP BY STEP FOR PROPERTY MARKETING

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.



Tenure: Freehold  
Council tax band: G

*Please note all figures are approximate*

