



Barlow House, London, W11

Offers Over £300,000 *Leasehold*



This fantastic one-bedroom apartment offers a wonderful combination of space, natural light and contemporary living, all set within one of Notting Hill's most desirable residential pockets.

KEY FEATURES

- Fantastic One-Bedroom Apartment
- Bright & Beautifully Presented Throughout
- Generous Reception Room
- Modern, Well-Equipped Kitchen
- Superb Double Bedroom
- Excellent Built-In Storage
- Access to a Communal Garden



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DESCRIPTION

The property is beautifully presented with wooden flooring throughout and benefits from excellent natural light. The generous reception room provides plenty of space for both relaxing and entertaining, complemented by a modern, well-equipped kitchen. A superb double bedroom offers excellent built-in storage, while the well-appointed bathroom completes the accommodation.

Residents also benefit from access to a communal garden, providing a welcome outdoor retreat in the heart of W11.





LOCATION

Walmer Road is brilliantly positioned for everything Notting Hill has to offer. The world-famous Portobello Road is moments away, with its colourful market, independent boutiques, cafés and fantastic selection of restaurants. Westbourne Grove and Notting Hill Gate are also within easy reach, creating the perfect balance of neighbourhood charm and cosmopolitan London living.

Transport links are excellent, with Ladbroke Grove and Notting Hill Gate Underground stations close by, providing easy access across London via the Central, Circle, District and Hammersmith & City lines.

For more information, scan the QR code or visit the link below



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Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

MATERIAL INFO

Tenure: Leasehold

Term: 174 year and 5 months

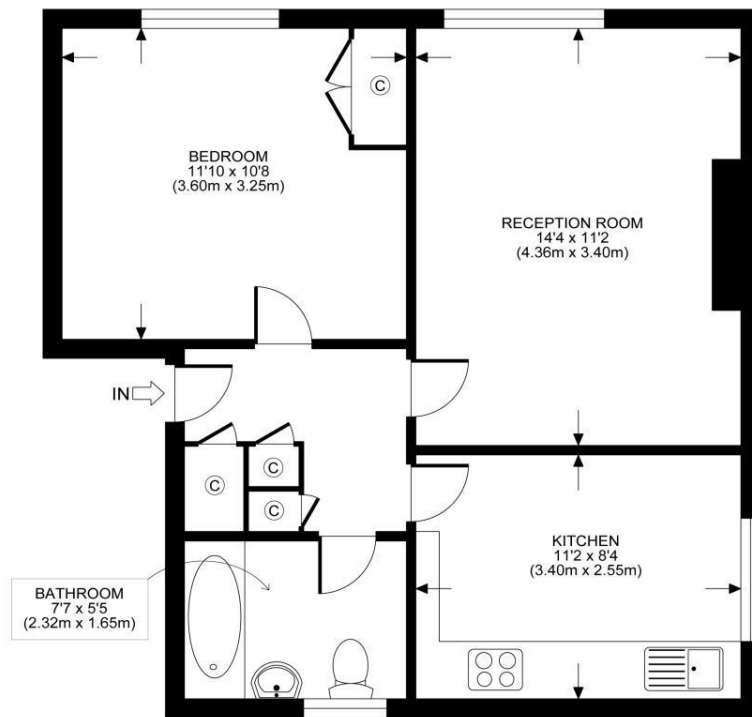
Service Charge: £2033.81 per annum

Ground Rent: £ 0

Council Tax Band: RBKC Band B

EPC rating: C

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		81 B
55-68	D	69 C	
39-54	E		
21-38	F		
1-20	G		



All measurements walls, doors, windows, fittings and their appliances, their size and locations are shown conventionally and are approximate only and cannot be regarded as being a representation either by the seller or his agent nor zentuvo
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