



COLVILLE TERRACE, W11

£2,250,000 SHARE OF FREEHOLD (993 YEARS REMAINING)

AN IMMACULATELY REFURBISHED, GROUND AND LOWER MAISONETTE, WITH A SOUTH FACING GARDEN, ROOF TERRACE AND VERY RARE, DEMISED OFF STREET PARKING AT THE FRONT.

2 Bedrooms, 2 Reception Rooms, 3 Bathrooms, Flat/Apartment, Maisonette, Basement & Ground Floor, Garden, Roof Terrace, Off Street Parking, Period, 1397 Approx Sq Ft, £1,200 p/a, Ground Rent N/A

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DESCRIPTION:

This superb flat comes to the market in excellent condition having been extensively refurbished by the current owners. Occupying the Ground and Garden levels of an imposing period building on Colville Terrace, the flat is entered via a private entrance at garden level, with another separate entrance on the ground floor. The accommodation comprises, on garden level; entrance hall, principal bedroom with ensuite shower room, guest wc, extensive semi open-plan kitchen dining reception room leading to the south facing garden. On the ground floor is a bedroom, with double doors to the roof terrace, and a separate bathroom. Particular features of the property include: Large versatile reception space, part with a glass roof providing an abundance of south light, demised off street parking, demised vault storage and a wonderful private, south facing rear garden.

LOCATION:

Colville Terrace is a popular residential street running from Portobello Road to Ledbury Road, and the property is ideally located just to the east of Portobello Road, a moment's walk from its many boutiques, bars and restaurants. It is within easy walking distance of Westbourne Grove with all its high-end amenities and to Notting Hill Gate with its many transport connections.

LOCAL AUTHORITY AND COUNCIL TAX BAND:

Royal Borough of Kensington and Chelsea (Band F)



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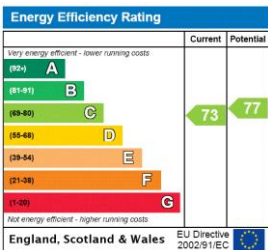
Gross internal area (approx.)
 152 Sq m (1640 Sq ft) Including Vaults and Outside Store
 130 Sq m (1397 S ft) Excluding Vaults and Outside Store
 For identification only, Not to Scale



For guidance only and must not be relied upon as a statement of fact.
 All measurements and areas are approximate only (and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice).



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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