



Palace Court, London, W2

£923 per week (£4,000 PCM) UNFURNISHED



A BEAUTIFUL AND SPACIOUS TWO BEDROOM FLAT WITH  
FANTASTIC LATERAL LIVING SPACE



Notting Hill Lettings

0207 727 3227 | [nottinghill@winkworth.co.uk](mailto:nottinghill@winkworth.co.uk)

Winkworth

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\*Tenant fees may apply: Details of tenant fees are available on the Winkworth website and the link can be found with the displayed rent for the property. Tenants should ensure they are fully conversant with any fees before making an offer to rent and your local Winkworth office can provide written details upon request.



## DESCRIPTION

This beautiful and very spacious two large double bedroom, two-bathroom flat is a fantastic lateral living space in a sought after and impressive secure portered building. The flat has lift access, plenty of built in storage and boasts period features such as the high ceilings, large windows and beautiful fireplace in the living room. Located a short walk from both the tube station and the local shops and restaurants on Westbourne Grove. Available unfurnished and viewings are highly recommended.

Palace Court is in an extremely convenient location a short walk from the many transport links and amenities of Notting Hill Gate and from Kensington Gardens.

### Utilities:

Electricity – Mains

Water – Mains

Sewerage – Mains

Heating – Gas

Broadband <https://checker.ofcom.org.uk/en-gb/broadband-coverage>

Mobile Coverage <https://checker.ofcom.org.uk/en-gb/mobile-coverage>



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



<https://www.winkworth.co.uk/rent/property/NHL110113>

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

**Deposit:** £4,615

**Holding Deposit:** £923

**Council Tax Band:** G (Westminster)

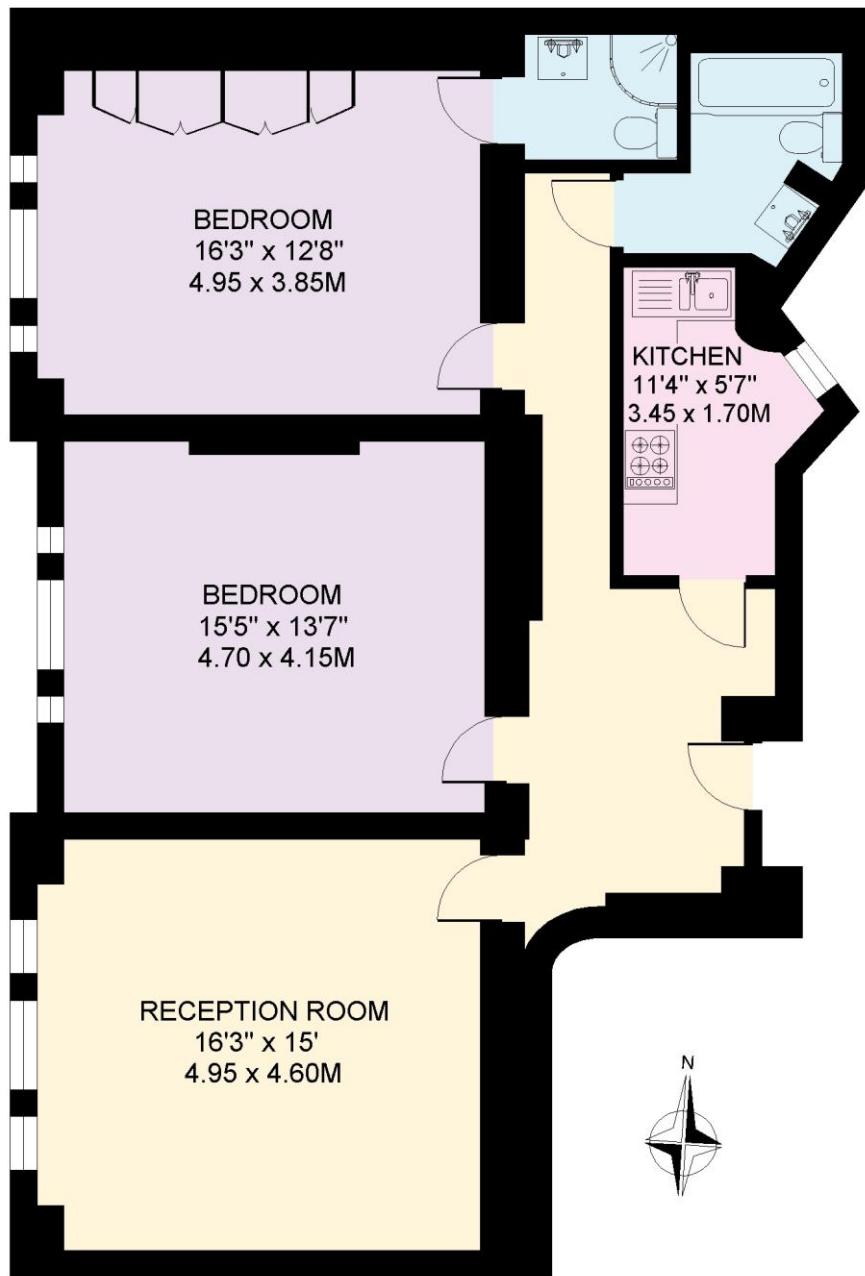
Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(82-100)	<b>A</b>		
(81-91)	<b>B</b>		
(69-80)	<b>C</b>		
(55-68)	<b>D</b>		
(39-54)	<b>E</b>		
(21-38)	<b>F</b>		
(1-20)	<b>G</b>		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

PALACE COURT, HEREFORD ROAD

NOTTING HILL, LONDON W2

APPROXIMATE INTERNAL FLOOR AREA

1028 SQ.FT / 95.5 SQ.M.



LOWER GROUND FLOOR

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