



**DOWNING HOUSE, LONDON, W10**  
**£1,395 PER MONTH FURNISHED**

## **GROUND FLOOR STUDIO WITH COMMUNAL GARDEN**

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

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This excellent studio has been newly decorated throughout. It benefits plenty of indoor storage and in addition an outdoor brick shed big enough to accommodate bikes. It is situated on the ground floor of a purpose built block comprising 6 flats with entry phone security and enjoys shared use of the private garden to the rear. There is a separate kitchen with oven and hob, fridge freezer and washing machine, bathroom containing bath, W/C and shower (over the bath). The living room comprises a table and chairs to accommodate 4 people, a double bed settee, built in work station/desk, seat storage and an array of ceiling to floor storage.

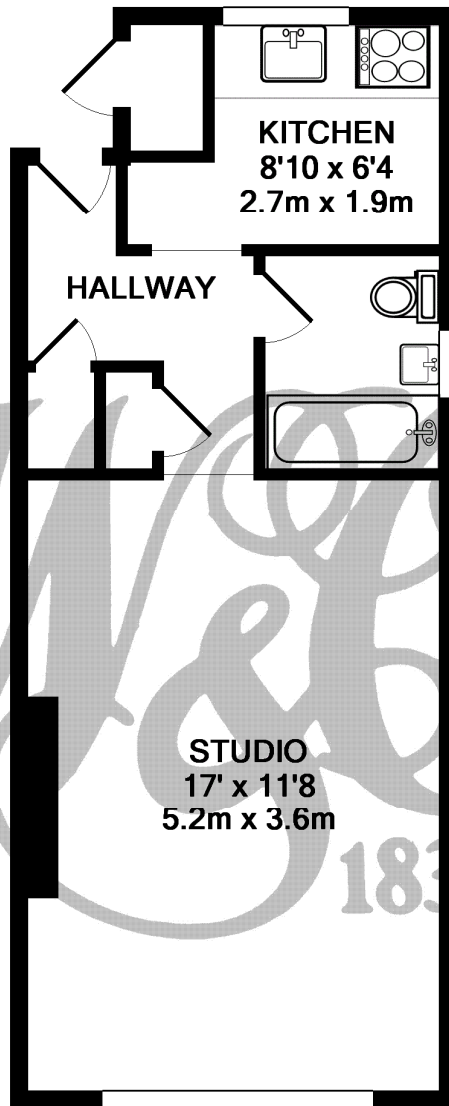
Cambridge Gardens is a peaceful road within easy walking distance to Ladbroke Grove or Latimer Road tube stations. There are buses running towards Shepherds Bush and Hammersmith as well as those accessing central London.

### AT A GLANCE

- Living Room
- Kitchen
- Bathroom
- Private garden
- Close to transport links
- Water rates and internet Included







**TOTAL APPROX. FLOOR AREA 30.3 SQ.M. (327 SQ.FT.)**

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

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