

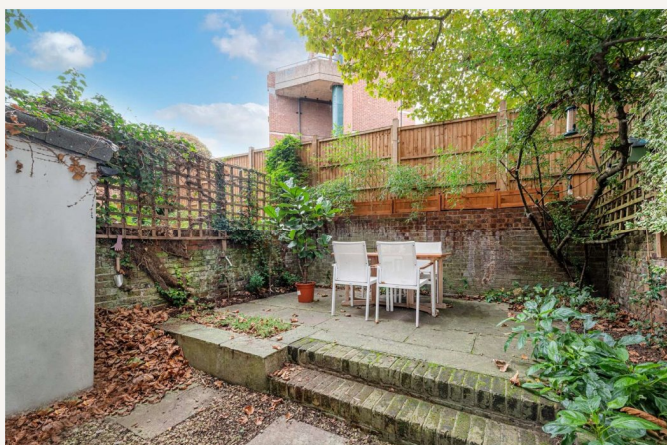


Ladbroke Grove, W10

£600,000 *Leasehold*



- Elegant garden flat
- Scope to extend
- Spacious double bedroom
- Grand bay window
- Open-plan living
- Luxurious marble bathroom
- Sun-drenched private garden



North Kensington

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This elegant one-bedroom garden flat exudes charm and sophistication, offering a rare opportunity to reinstate previously granted planning permission for a rear extension. The beautifully proportioned double bedroom sits at the front of the property, graced by an impressive bay window that bathes the room in natural light. To the rear, the expansive open-plan reception, kitchen, and dining area provides a stylish and versatile space for entertaining, flowing seamlessly onto a stunning, sun-drenched garden — perfect for alfresco dining and relaxation. The bathroom is refined and luxurious, finished in timeless marble.

Perfectly positioned on the sought-after eastern side of Ladbroke Grove, the property enjoys easy access to Ladbroke Grove Underground Station and excellent bus links. The world-famous Portobello Market and Golborne Road, with their eclectic mix of boutiques, cafés, and acclaimed restaurants, are just moments away.

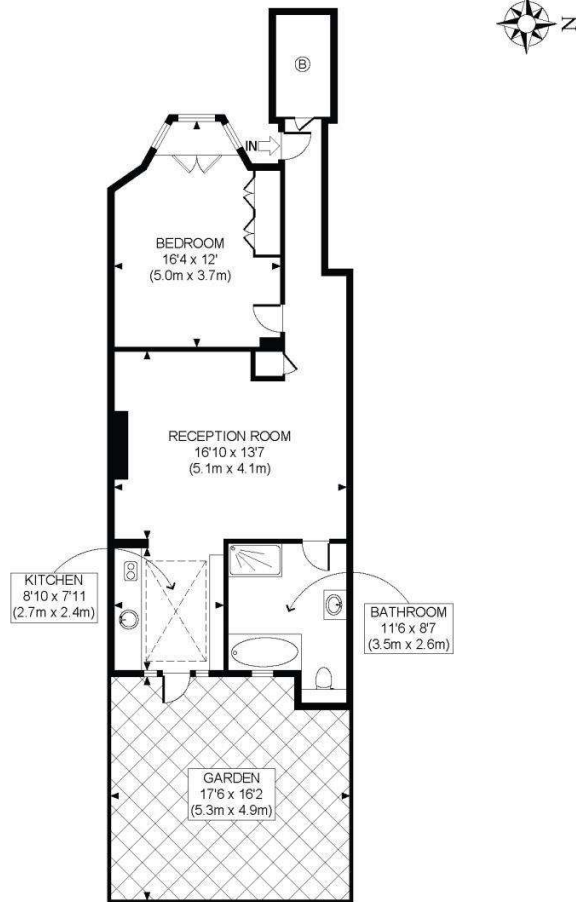




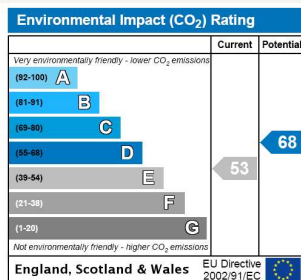
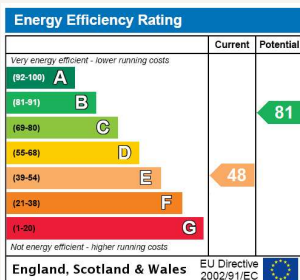
MATERIAL INFO

Tenure: Leasehold
Term: 138 year and 2 months
Service Charge: £3700 per annum
Ground Rent: Peppercorn
Council Tax Band: RBKC Band C
EPC rating: E

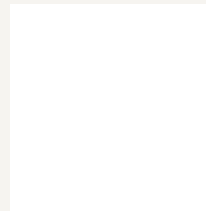
LADBROKE GROVE, W10
TOTAL APPROX. FLOOR AREA 652 SQ. FT. (60.6 SQ. M.)
BASEMENT



All measurements walls, doors, windows, fitting 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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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.

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