



Ladbroke Walk, Notting Hill W11

This is a most attractive three bedroom freehold house, quietly positioned on a charming residential street, a short walk from both Notting Hill Gate and also Holland Park.

Of particular note is the dual aspect open plan drawing room and kitchen, occupying the entire first floor. The first floor provides privacy while entertaining and being 25' in width, offers open plan lateral living. To one side of the room is a well-appointed kitchen and large table capable of comfortably seating eight and at the other side there is a seating and television area.





There are windows at both the front and the back of the room which provide plenty of natural light. On the ground floor, there are two double bedrooms both with very good built in storage, serviced by a "Jack and Jill" bathroom. The house is completed by an excellent master bedroom with en-suite dressing room and bathroom on the top floor.

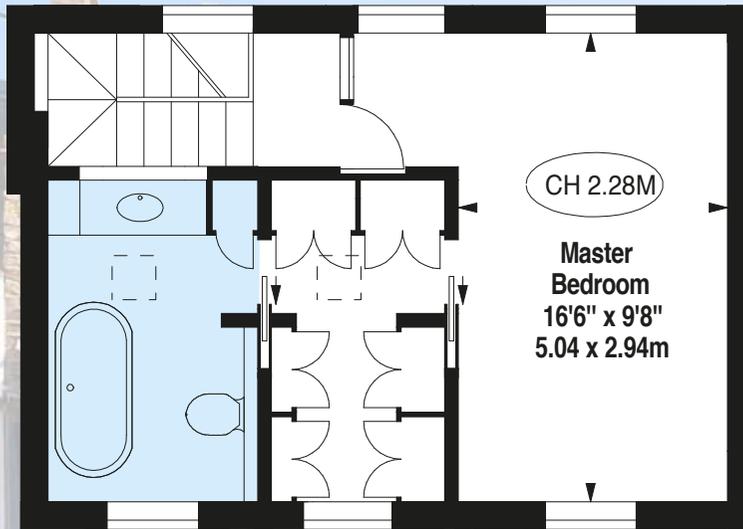
Ladbroke Walk is a sought after address which is quietly and discreetly positioned between Ladbroke Terrace and Ladbroke Grove. There are a wealth of amenities including shops, bars, schools and restaurants, to be found in the immediate area. Notting Hill Gate (Central, District and Circle Lines) and Holland Park (Central Line) underground stations are 0.3 miles and 0.2 miles away respectively. The entrance to Holland Park which provides green open spaces, is 0.3 miles away.



Tenure: Freehold

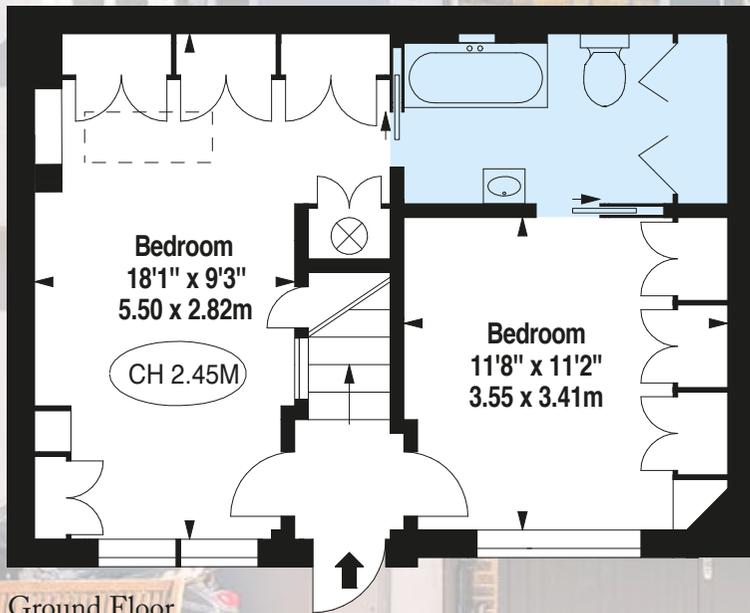
Local Authority: The Royal Borough of Kensington and Chelsea

Gross Internal Area
 121.23 square metres
 1,305 square feet

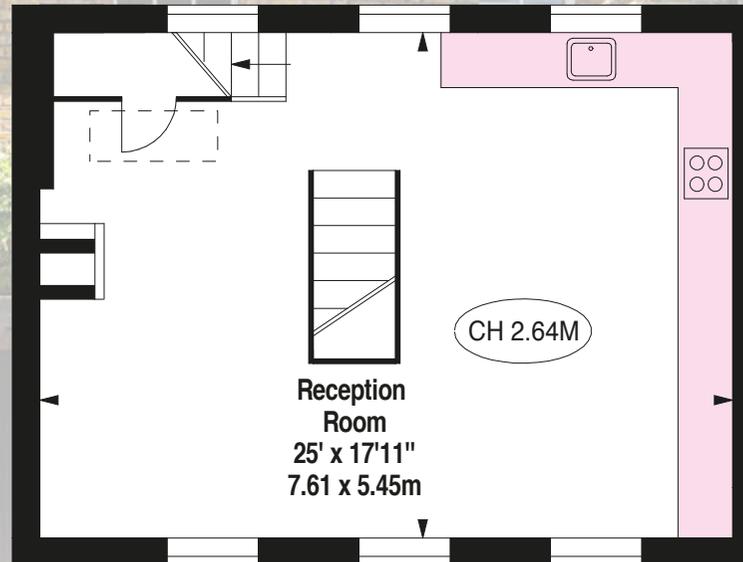


Second Floor

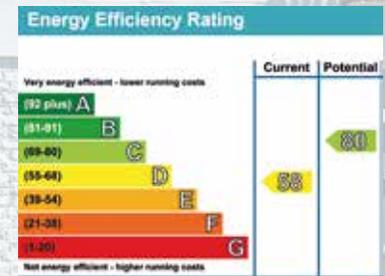
Key :
 CH - Ceiling Height



Ground Floor



First Floor



WE WISH TO ADVISE PROSPECTIVE PURCHASERS THAT WE HAVE PREPARED THESE SALES PARTICULARS AS A ROUGH GUIDE. WE HAVE NOT CARRIED OUT A DETAILED SURVEY OR TESTED THE SERVICES, APPLIANCES OR SPECIFIC FITTINGS. MEASUREMENTS ARE APPROXIMATE. 364499

capital 020 8671 5448

MASKELLS

71 WALTON STREET, LONDON, SW3 2HT
 +44 (0)207 581 2216
 www.maskells.co.uk sales@maskells.co.uk