



**A BRIGHT AND WELL-PROPORTIONED THREE BEDROOM PROPERTY WITH SECURE UNDERGROUND PARKING.**

TAVISTOCK MANSIONS, 49 ST. LUKES ROAD, LONDON, W11

**Guide Price £795,000 - Leasehold**





## A BRIGHT AND WELL-PROPORTIONED THREE BEDROOM PROPERTY WITH SECURE UNDERGROUND PARKING.

One reception room • Three bedrooms • One bathroom • Secure underground parking • Second floor with lift • 973 year lease • Communal garden • South-facing aspect

### Description

A bright and well-proportioned three bedroom lateral flat situated on the second floor (with lift) of the popular Tavistock Mansions. Tavistock Mansions is situated on St Lukes Road in the heart of Notting Hill and benefits from secure underground parking and a communal garden. The flat briefly comprises one large double and two smaller double bedrooms all with built-in storage, a good sized bathroom, a separate kitchen and a reception room with ample space for a dining table and a Juliet balcony overlooking the pretty gardens on Tavistock Road and Aldridge Road Villas. The flat benefits further from a sunny South-facing aspect and a 900+ years remaining on the lease.

### Situation

St Lukes Road is a quiet pretty tree-lined residential street running North off Westbourne Park Road. The amenities of Portobello Road, Ledbury Road and fashionable Westbourne Grove are all within easy reach.

The property is also conveniently located for transport links with easy access to the A40 and Paddington Station with its mainline, Heathrow Express service and Underground (Circle, District, Hammersmith & City and Bakerloo lines). Also very close by is Westbourne Park Station (Circle and Hammersmith & City).

### Tenure

Leasehold- 973 years

### Local authority

City of Westminster

### Viewing

Strictly by appointment with Savills.

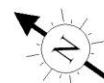




## Tavistock Mansions, W11

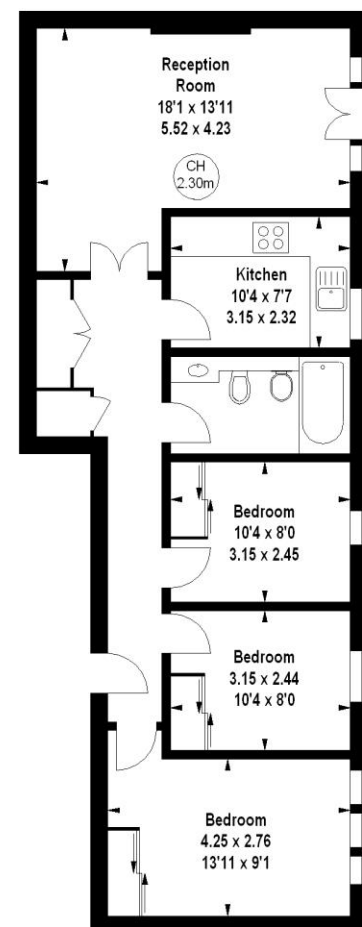
Approximate gross internal area

75.06 sq m / 808 sq ft



Key :

CH - Ceiling Height



### Second Floor

The floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced, it must not be relied on. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.

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