



A CLASSIC FIRST FLOOR FLAT ON A PRETTY TREE-LINED STREET IN NOTTING HILL.

BLENHEIM CRESCENT, LONDON, W11

Guide Price £699,950 – Share of Freehold

savills

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1 Reception Room • 1 Bedroom • 1 Bathroom
• Fantastic ceiling heights • Incredibly bright flat •
Pretty tree-lined street • 435 sq ft

Description

A charming and bright one bedroom first floor apartment situated on the ever popular Blenheim Crescent. The apartment features fantastic ceiling heights and wooden floors throughout with the large south-facing windows flooding the open plan reception room with natural light. The open plan reception features a modern integrated kitchen and includes space for a small dining table in the bay window. The property further comprises a modern bathroom and a large bedroom to the rear.

The property has the added benefit of being sold with a share of the freehold

Situation

Blenheim Crescent is a pretty tree-lined street off Ladbroke Grove. The shops, bars and restaurants of both Westbourne Grove and Portobello Road a close by, as are excellent transport links with underground stations at both Ladbroke Grove (approx 0.2 miles) and Holland Park (approx 0.5 miles)

Tenure

Share of Freehold

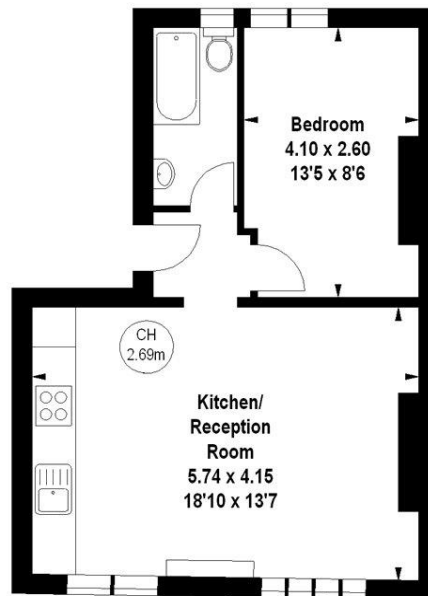
Local Authority

Royal Borough of Kensington & Chelsea

Viewing

Strictly by appointment with Savills.





First Floor

Blenheim Crescent, W11

Approximate gross internal area

40.41 sq m / 435 sq ft



Key :
CH - Ceiling Height

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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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		
(55-68) D	58	69
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales EU Directive 2002/91/EC		

