



Westbourne Park Road, W11

£795 per week (£3,445 pcm) *Furnished*



A wonderfully bright and beautifully presented 2-bedroom flat on the top floor of this corner building in the heart of Notting Hill and Portobello.

KEY FEATURES

- 2 Bedrooms
- Top Floor Flat without Lift
- Corner Building
- Furnished
- Long Let



Notting Hill Lettings

0207 727 3227 | nottinghill@winkworth.co.uk

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A wonderfully bright and beautifully presented 2-bedroom flat on the top floor of this corner building in the heart of Notting Hill and Portobello! The property comprises – Entrance on the second floor, stairs lead up to this fantastically bright reception room with vaulted ceilings, exposed brick wall, beautiful wooden floors and immaculate open plan kitchen.

The property further benefits, spacious double bedroom with fantastic floor to ceiling built in wardrobes, second smaller bedroom/study and immaculate fully tiled bathroom with overhead shower.

The property is available furnished and viewings highly recommended.

Westbourne Park Road runs east west through Notting Hill and the property is located at the corner of St Lukes Road, a very short walk from the many restaurants and amenities of both Westbourne Grove and Portobello Road.

Utilities:

Electricity – Mains

Water – Mains

Sewerage – Mains

Heating – Gas

Broadband <https://checker.ofcom.org.uk/en-gb/broadband-coverage>

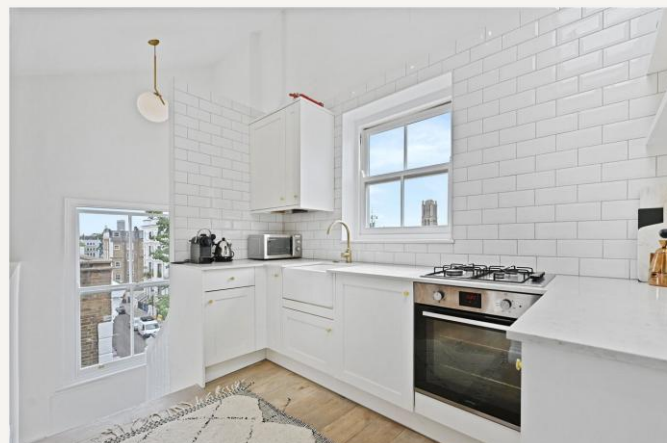
Mobile Coverage <https://checker.ofcom.org.uk/en-gb/mobile-coverage>

MATERIAL INFO

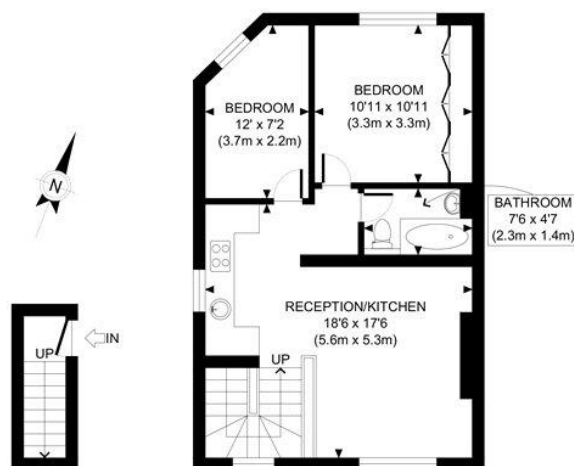
Deposit: £3,975

Holding Deposit: £795

Council Tax Band: D (RBKC)







SECOND FLOOR
GROSS INTERNAL
FLOOR AREA 29 SQ FT

THIRD FLOOR
GROSS INTERNAL
FLOOR AREA 546 SQ FT

APPROX. GROSS INTERNAL FLOOR AREA: 575 SQ FT/ 53 SQM

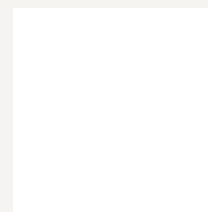
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This plan is for illustrative purposes only and should be used as such by any prospective client. Whilst every attempt has been made to ensure the accuracy of the Floor Plan contained here, measurements of the doors, windows, rooms and any other items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

PROPERTY PHOTO PLANS

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		78 C
55-68	D	58 D	
39-54	E		
21-38	F		
1-20	G		

For more information, scan the QR code or visit the link below



<https://www.winkworth.co.uk/rent/property/NHS260222>

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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