

# Lonsdale Road

Notting Hill, W11



**STRUTT  
& PARKER**

BNP PARIBAS GROUP



## A beautifully presented four storey house in this popular address in the heart of Notting Hill.

This is a very pretty, well presented Victorian house with two terraces and a private garden. The current owners have extended the house to provide excellent, open plan entertaining space with high ceilings and plenty of natural light.



**2 RECEPTION ROOMS**



**3 BEDROOMS**



**2 BATHROOMS**



**FREEHOLD**



**1,747 SQ FT**



**GUIDE PRICE  
£3,500,000**

### The property

There is a generous reception room on the raised ground floor with French doors leading to a decked terrace and a wonderful, kitchen/dining room and family room on the lower ground floor which leads to the rear garden.

The first and second floors provide three bedrooms and two well-appointed bathrooms with a very generous utility room on the first floor half landing.

### Location

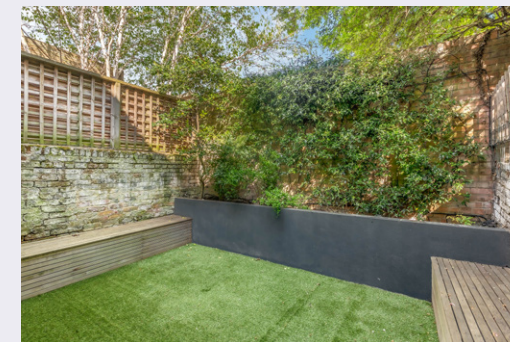
Lonsdale Road is a quiet address, parallel to Westbourne Grove and within striking distance of the heart of Notting Hill with all the designer shops, restaurants, cafes and boutiques of the immediate area. It is well placed for all the transport facilities of the local area and Notting Hill Gate underground station (Central, Circle and District lines) is situated close by, along with the green spaces of Kensington Gardens.











## Floorplans

**Gross internal area 1,747 sq ft (162.32 sq m)**  
 Including 1.65 sq m of under 1.5m area  
 For identification purposes only.

## General

**Tenure:** Freehold

**Local Authority:** The Royal Borough of Kensington and Chelsea

**Council Tax:** Band G

**EPC Rating:** D

**Parking:** Residential parking

**Broadband:** Available

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## Notting Hill

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