



LANCASTER ROAD, W11  
£1,600,000 SHARE OF FREEHOLD

**A WONDERFUL STYLISH FOUR BEDROOM  
TWO BATHROOM TRIPLEX APARTMENT WITH  
ROOF TERRACE SET ON THE UPPER FLOORS  
OF THIS IMPOSING PERIOD BUILDING**

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## DESCRIPTION:

A simply perfect upper triplex apartment, occupying the first, second and third floors of this beautiful terraced house close to Ladbroke Grove and Golborne road. Light, bright, well- proportioned and spanning three floors of this quintessential Victorian house is this wonderfully bright and inviting home. The first floor offers a stunning eat-in kitchen, separate reception room with fireplace and large sash windows. There is also a bedroom with an en-suite bathroom on the half -landing below.

Up the stairs there is fantastic roof terrace, two large and bright double bedrooms and a bathroom. The top floor consists of an extra bedroom. This incredible apartment is even more enhanced with the added benefit of owning a share of the freehold. A very special home.

Situated within close proximity of the excellent shopping and transport facilities of Westbourne Grove, Portobello Road/Market and Kensington Park Road, the flat is also a short walk from the transport facilities of Ladbroke Grove, Holland Park and Notting Hill Gate underground stations.

## AT A GLANCE

- Upper Triplex Apartment
- Four Bedrooms
- Large Eat-in Kitchen
- Large Reception Room
- High Ceilings
- Fantastic Sizable Roof Terrace
- Traditional Sash Windows
- Abundance of Natural Light
- Great Location
- EPC Rating E





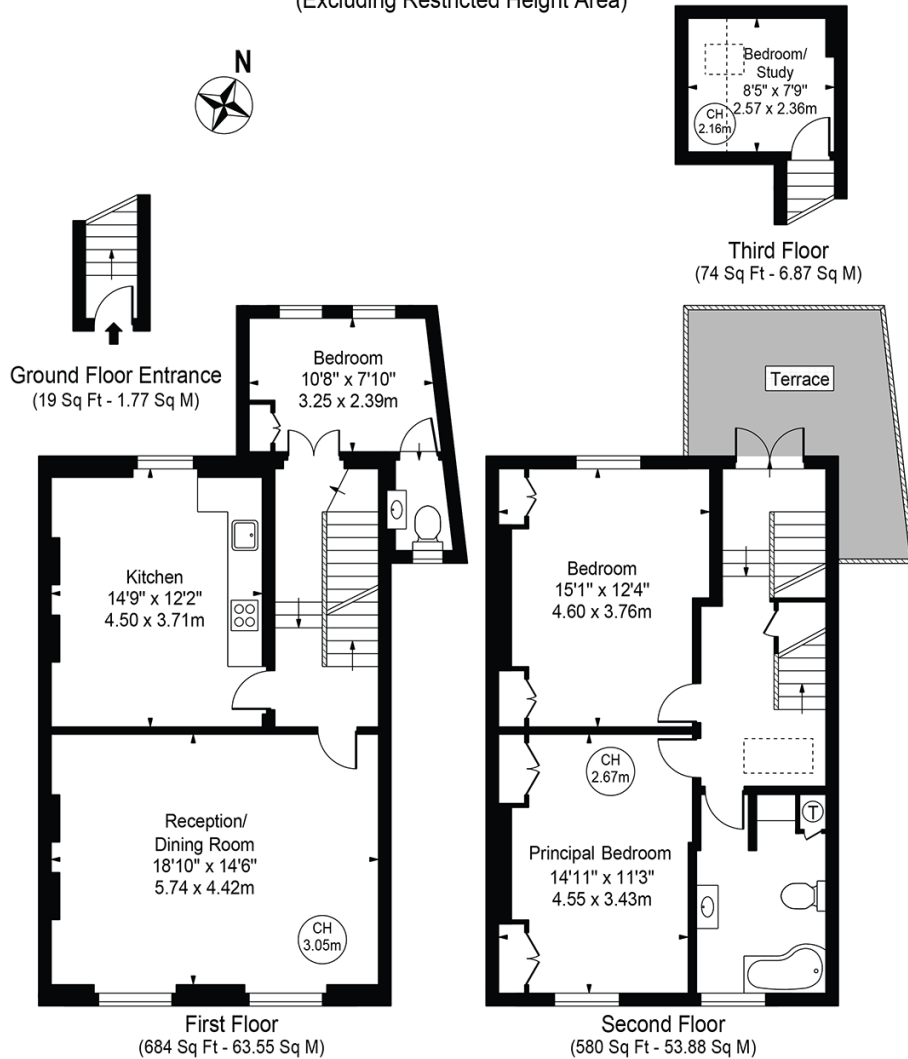
## Upper Maisonette, Lancaster Road

Approx. Total Internal Area 1357 Sq Ft - 126.07 Sq M

(Including Restricted Height Area)

Approx. Gross Internal Area 1339 Sq Ft - 124.40 Sq M

(Excluding Restricted Height Area)

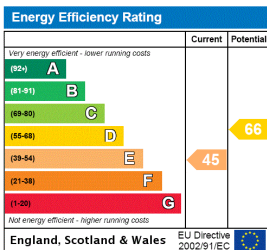


For Illustration Purposes Only - Not To Scale

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**Tenure:** Share of Freehold

**Term:** Expires – 31/05/2119

**Service Charge:** c£550 per annum

**Ground Rent:** Peppercorn

**Council Tax Band:** RBKC Band F

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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