



Westbourne Terrace Road, London
W2 6NF
Asking price £1,850,000 Share of Freehold

An exceptional period conversion set within a classic white stucco house just moments from the Regent's Canal.

The property features a magnificent front-to-back reception room, kitchen and dining room/conservatory area opening out directly onto a private southerly facing garden.

The apartment features three bedrooms, two bathrooms, a multi-room audio system, underfloor heating throughout and a gas working fireplace.

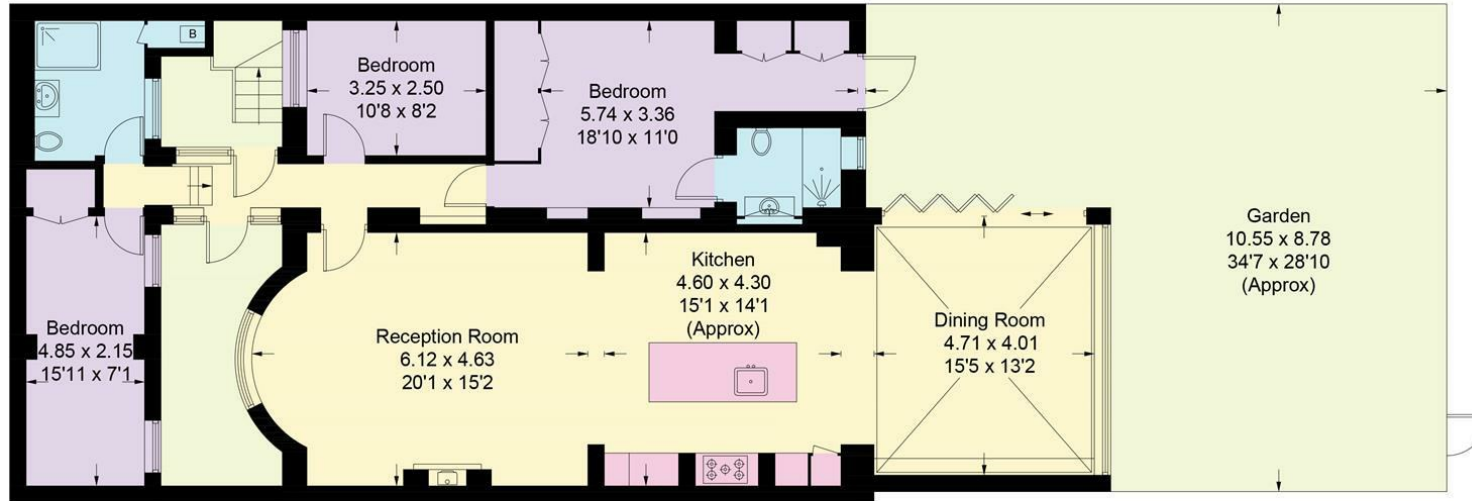
Little Venice is one of London's most picturesque locations with many waterside cafes, pubs and restaurants. From here, you can walk the tow path or take a boat ride through the heart of London.

Warwick Avenue (Bakerloo Line) and Paddington Station are just a short walk from the property, providing swift access to the West End and beyond.



Westbourne Terrace Road, W2

Approximate Gross Internal Area = 127.5 sq m / 1372 sq ft



Lower Ground Floor

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID473631)



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D	67	72
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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