



**HOLLAND ROAD, WEST KENSINGTON, W14**  
**£925,000**

**Carter Jonas**



# HOLLAND ROAD, W14

Beautiful, bright and spacious two bedroom apartment with almost 1100 sq ft of living space. Being on the favoured first floor with unusually windows on three sides it has fabulous potential either for an end user or rental investment. EPC rating: E

The property is located walking distance from Holland Park itself as well as all the excellent restaurants, shops, bars and boutiques the area has to offer not to mention the amazing Westfield London and all the entertainment it has to offer. Transport is in abundance with Overground, District, Southern and Central lines all within walking distance and multiple bus routes running to and from the city.

Larg entrance hall, reception with bay window, fully fitted kitchen/dining room, 2 double bedrooms, bathroom.

Share of Freehold and c.897 year lease  
Ground rent: 150 per year

Royal Borough of Kensington & Chelsea  
Council tax band - F

For the latest information on broadband and mobile coverage, please visit Ofcom's website <https://checker.ofcom.org.uk/en-gb/broadband-coverage>.

For eligibility for resident parking permits, please refer to the RBKC website <https://www.rbkc.gov.uk/parking-transport-and-streets/visitor-parking-and-pay-phone/guide-parking> for further details.

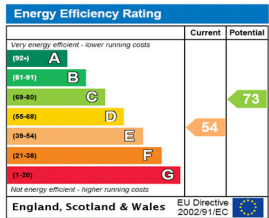
## AMENITIES

- 1st floor (without lift)
- c. 1100 sq ft
- Triple aspect
- Reception
- Kitchen/dining room
- 2 Double bedrooms
- Bathroom
- Closest underground stations: Shepherds Bush & Kensington Olympia

**TENURE** Share of Freehold

**LOCAL AUTHORITY** Royal Borough of Kensington & Chelsea

**EPC BAND** E



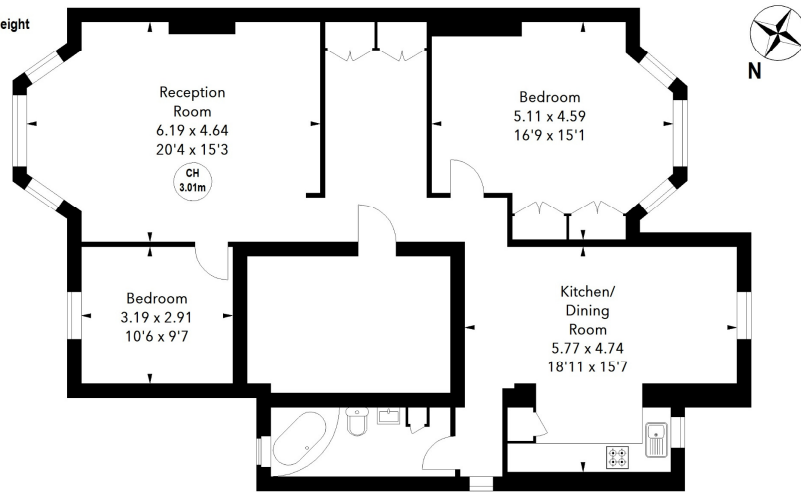




## Holland Road, W14

Approximate Area = 99.68 sq m / 1073 sq ft

Key :  
CH - Ceiling Height



First Floor

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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Classification L2 - Business Data

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