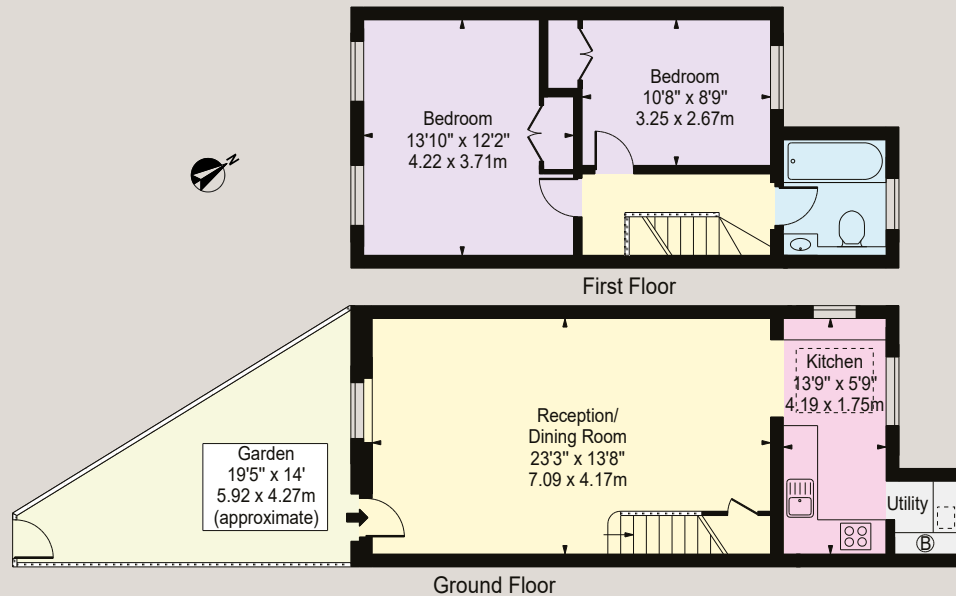




**Addison Place, W11**



**Approx. Gross Internal Area**  
804 sq ft (74.69 sq m)



## Addison Place, W11

Hidden away behind a private gated front garden is this charming Grade II listed two bedroom cottage. The front door opens into a delightful 23' open plan reception, leading on to a stylish kitchen with sky light. The first floor has two double bedrooms, with a fully tiled bathroom.

Addison Place is a quiet and part-cobbled mews just off Addison Avenue and is conveniently positioned for the many and varied specialist shops and excellent transport facilities on Holland Park Avenue, the Underground Station (Central Line) giving direct access to the City and West End. The Westfield shopping complex is also close by with a direct Overground link to Clapham Junction.

### Terms

**Tenure** Freehold

**EPC Rating** D

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

**Price** £1,400,000 Subject to Contract

For clarification purposes we wish to inform all interested parties that we have prepared these particulars as a general guide. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings

Joint Sole Agent

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