



VITA
Properties

Allington Road, Queens Park, London W10 4AY | £500,000

- Private courtyard and garden space
- Share of freehold
- Beautiful interiors
- Separate kitchen/dining room with Crittall doors to the garden
- High ceilings and original wooden floors
- Perfectly positioned for Queens Park and Kensal Rise

"Vita Properties have been tremendously helpful throughout the process of securing/renting my flat. Informative about the property, prompt communication, easy to use dashboard for sharing of information, and pleasant to work with. Highly recommend!"

Kate Brookfield x Vita Collaborations Present a Beautiful Ground Floor Apartment Moments from Queen's Park & Kensal Rise

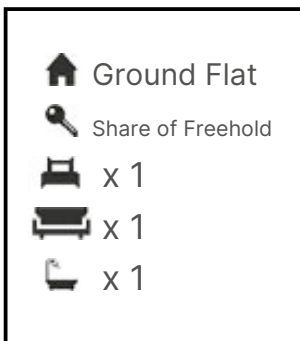
This light-filled and beautifully presented ground floor apartment is located just moments from Queen's Park and Kensal Rise. Offered with a share of freehold, the property benefits from a private courtyard and landscaped garden, blending period charm with stylish interiors.

A generous double bedroom sits at the front of the apartment, featuring a large window and two tall wardrobes fitted either side of the chimney breast. Throughout the home, original white-painted wooden floors and high ceilings create a bright, airy feel.

At the heart of the apartment is a cosy living area with bespoke library shelving and a charming window seat with storage, offering the perfect spot to relax and enjoy views of the garden.

The kitchen/dining room features Shaker-style cabinetry and Crittall-style doors leading out to the private courtyard. To the rear, a stylish bathroom is fitted with Bert & May floor tiles, a separate shower and bath, and walls painted in Farrow & Ball's 'Sulking Room Pink'.

The apartment enjoys private use of a side courtyard directly off the kitchen and the front section of the rear garden, which has been thoughtfully landscaped by the current owner to create a peaceful and pretty outdoor space.



Oliver Kent

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"I was very impressed with Vita and their network of buyers. When the sale of my flat fell through (twice) they worked extremely hard to find new buyers in a difficult market - thank you!"



"Working with Vita properties has been a smooth experience! No complaints at all. Our letting agent, Diana has been fantastic and very helpful throughout the whole process. I would highly recommend both Vita properties and Diana."



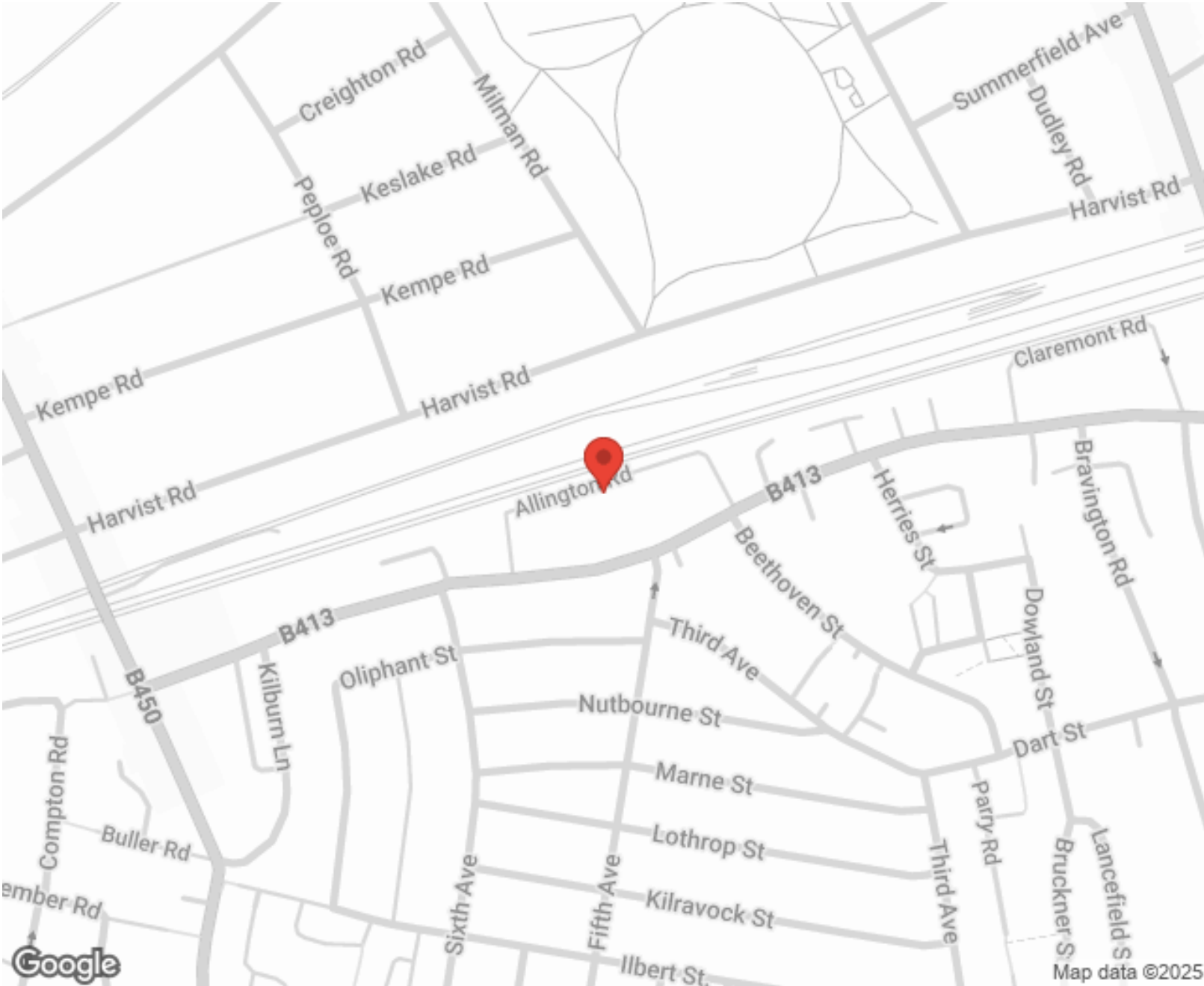
"I used Vita properties to find a flat recently and it was an overall professional, personalised and positive experience. Saira went the extra mile to accommodate to our needs and quick to help us whenever possible."



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OUR WEBSITE



"Vita Properties is a very professional agency. My experience with them was incredible and the entire team was very helpful and kind throughout the renting process. I'd highly recommend!"



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	69 C	76 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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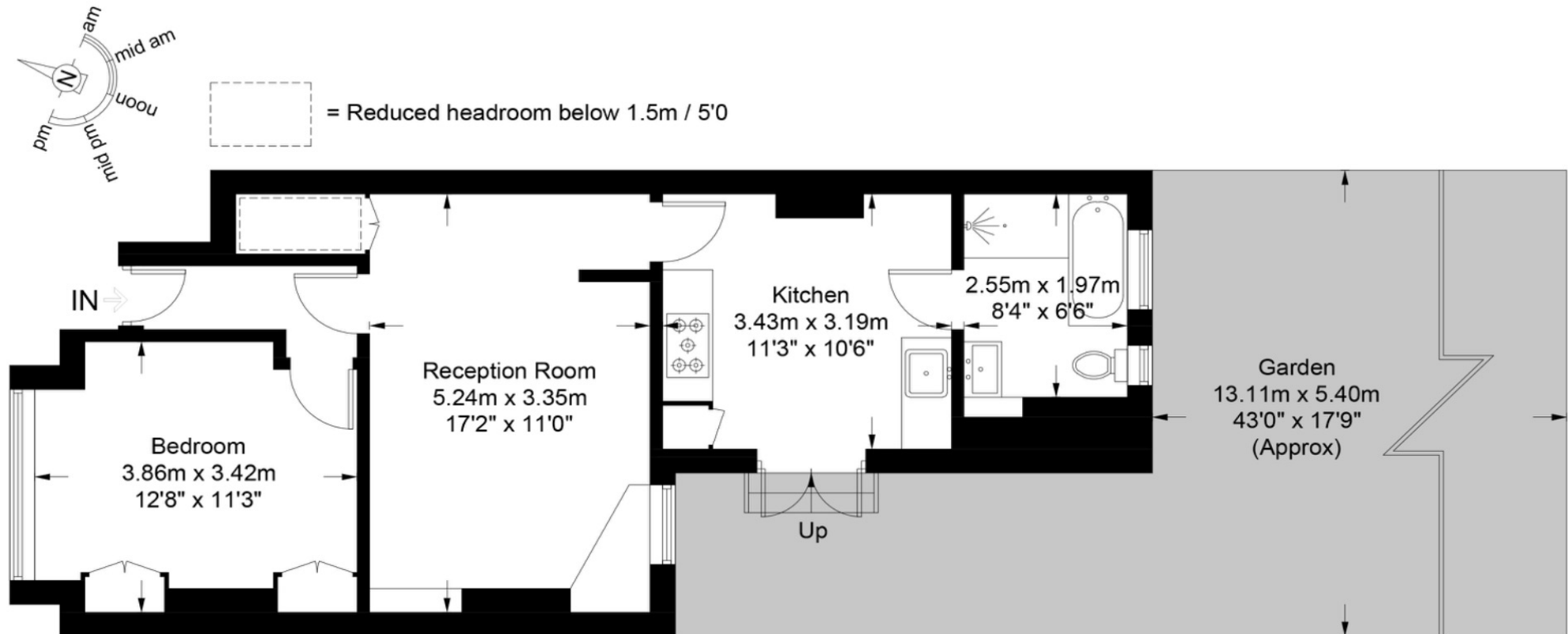
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Allington Road, W10

Approximate Gross Internal Area = 563 sq ft / 52.3 sq m

Restricted Height = 12 sq ft / 1.1 sq m



Ground Floor

This plan is for layout guidance only and is not drawn to scale unless stated. All dimensions, including windows, doors, and the Total Gross Internal Area (GIA), are approximate. For precise measurements, please consult a qualified architect or surveyor before making any decisions based on this plan.



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Measurer**