



Portnall Road

MAIDA HILL, LONDON W9

£800,000



Kate Brookfield x Vita Properties present this bright and spacious three bedroom duplex apartment on Portnall Road, W9.

Equidistant to Queens Park and Westbourne Grove stations, this home is perfect for lifestyle and convenience. Retaining sole use of the main entrance door of the original house, the hallway offers beautiful period details with restored cornicing and mouldings. Arranged over three levels and spanning excess of 1100 sq ft, the focal point of this property is the wonderful dual aspect entertaining space, with open plan kitchen, high ceilings, oak floors and a stunning decorative fireplace with fitted alcove shelving.

Further throughout the home, three generous double bedrooms, guest WC and a luxurious bathroom with freestanding tub and separate shower.





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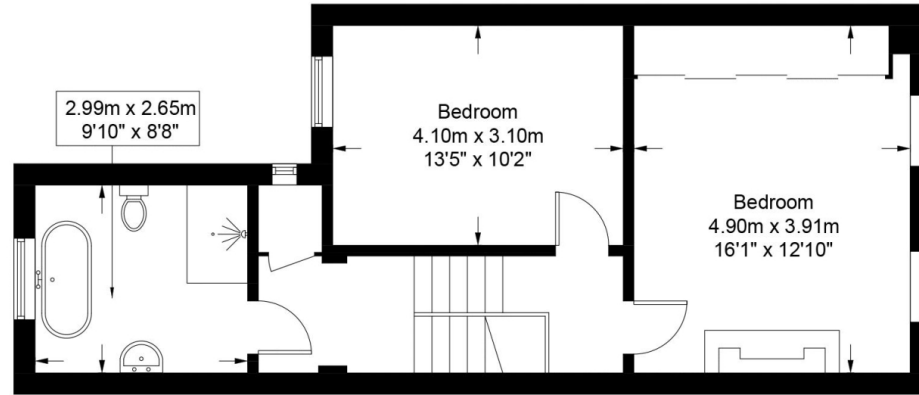
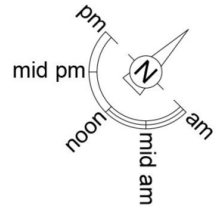




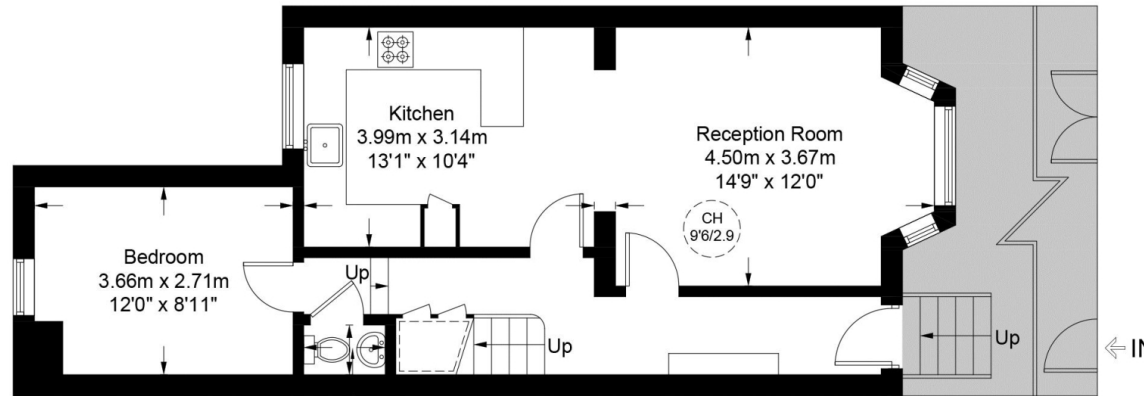
# Portnall Road, W9

Approximate Gross Internal Area = 1104 sq ft / 102.6 sq m

Restricted Height = 7 sq ft / 0.7 sq m



First Floor



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.



# Particulars

## Property

Portnall Road, Maida Hill, London W9  
£800,000

## Rooms



1



1



3

## Features

- Superb three bedroom maisonette
- Private entrance
- Over 1100 sq ft arranged over three levels
- Beautiful features throughout

## Information

Council Tax

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	71 C	80 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		



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