

**MOUNTGRANGE**  
HERITAGE



## Elgin Crescent, W11

**£1,800 per week** Fees May Apply

Available for a Short Let. A spacious garden flat situated on one of Notting Hills popular garden squares. The property benefits from wooden floors throughout, a large separate kitchen off of a generous reception room with glass doors that lead onto the private and south facing garden, which also provides direct access to Arundel Gardens.

**1 Bedroom | 1 Reception Room | 1 Bathroom**  
**Furnished**

### Notting Hill Office

27 Kensington Park Road, London W11 2EU  
020 7221 2277

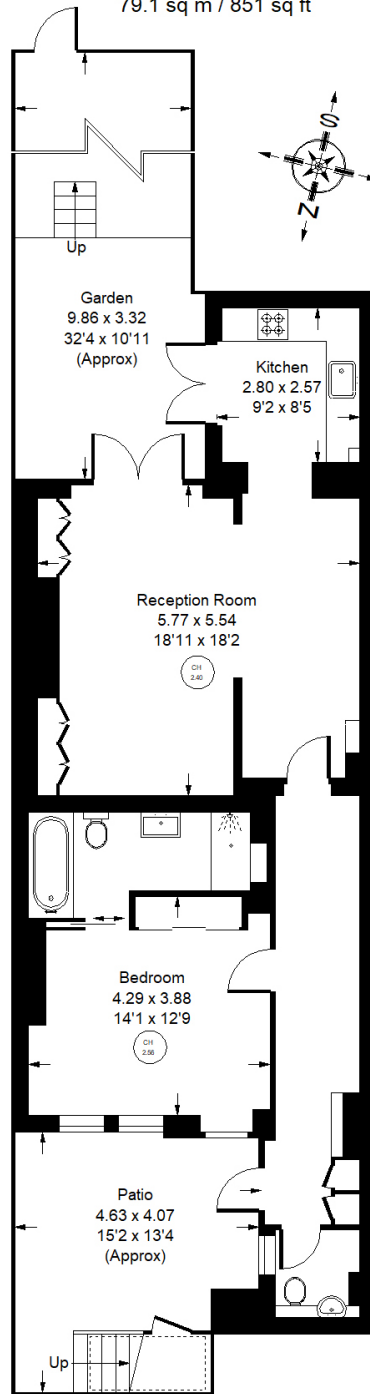
[lettings.nhg@mountgrangeheritage.co.uk](mailto:lettings.nhg@mountgrangeheritage.co.uk)

**Other offices** Kensington - North Kensington


[mountgrangeheritage.co.uk](http://mountgrangeheritage.co.uk)

## Elgin Crescent, W11

Approx. Gross Internal Area  
79.1 sq m / 851 sq ft



### Lower Ground Floor

 = Reduced headroom below 1.5 m / 5'0

Whilst every attempt has been made to ensure the accuracy of the floor plan, measurements are approximate and not to scale.  
No guarantee is given on the total square footage of the property quoted on the plan. Figures given are for guidance.  
Plan is for illustration purposes only, not to be used for valuations.

## IMPORTANT NOTICE

Mountgrange Heritage and their clients give notice that: 1) They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2) Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Mountgrange Heritage have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.