



RIGBY & MERCHANT

Victorian cottage in North Kensington, W10 with open plan living, bespoke kitchen, courtyard garden, two bedrooms, luxury bathroom, attic with development potential. Calm, contemporary, and full of charm.



Snarsgate Street, North Kensington - W10 6QP

In Excess of £950,000



RIGBY &
MARCHANT



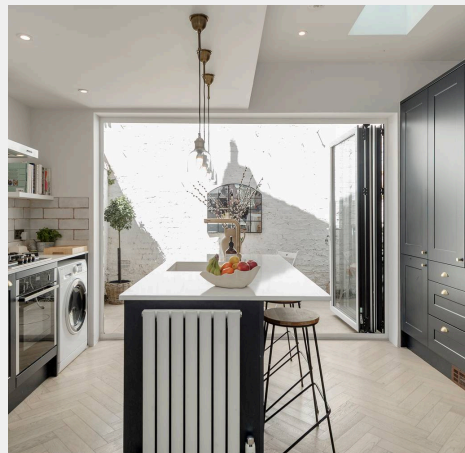
Behind a neat run of cast iron railings, this Victorian cottage sits quietly in a peaceful corner of North Kensington. The painted brick façade catches the light from early morning, drawing you along this quintessential West London terrace. Inside, the house has been elegantly reworked with a calm, contemporary eye, while remaining true to its character.

The ground floor opens into a generous, open plan living space, where sitting, dining and kitchen areas flow naturally together. Whitewashed walls and white oak floors create a light, simple backdrop, allowing texture and detail to come forward, whilst further providing considered and ample storage. A bespoke kitchen and island anchor the rear of the room, while painted brick, working fireplaces add warmth and gently define each area. The kitchen is well proportioned and practical, with a natural connection to the courtyard garden beyond, a private spot for morning coffee or long, easy evenings enjoying the best of the afternoon sun.

Upstairs, the principal bedroom feels calm and settled, with a pair of large sash windows drawing in excellent natural light. The second bedroom is quieter in tone, with a full length door opening onto a private flat roof. A thoughtfully finished bathroom completes the upper floor.

Above, a generous attic offers clear potential for further development, subject to the usual permissions.

A house that balances charm and clarity, offering a relaxed, design led take on cottage living in W10.







Snarsgate Street is a charming cul de sac to the western side of North Kensington, within easy reach of Portobello Road, Golborne Road and Westfield, including White City House. The open spaces of Wormwood Scrubs are a short stroll away, as is Latimer Road station for the Circle and Hammersmith and City lines. The A40 is also easily accessed for routes in and out of London.

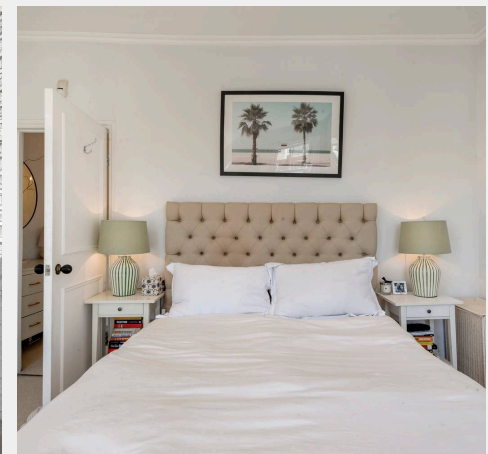
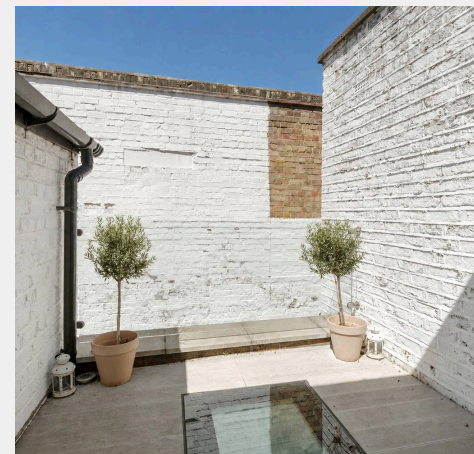
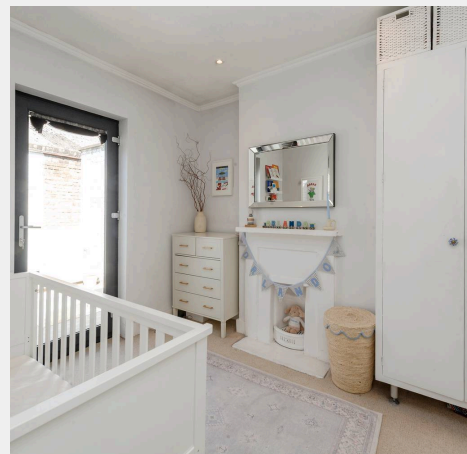
Council Tax band: E

Tenure: Freehold

EPC Energy Efficiency Rating: D

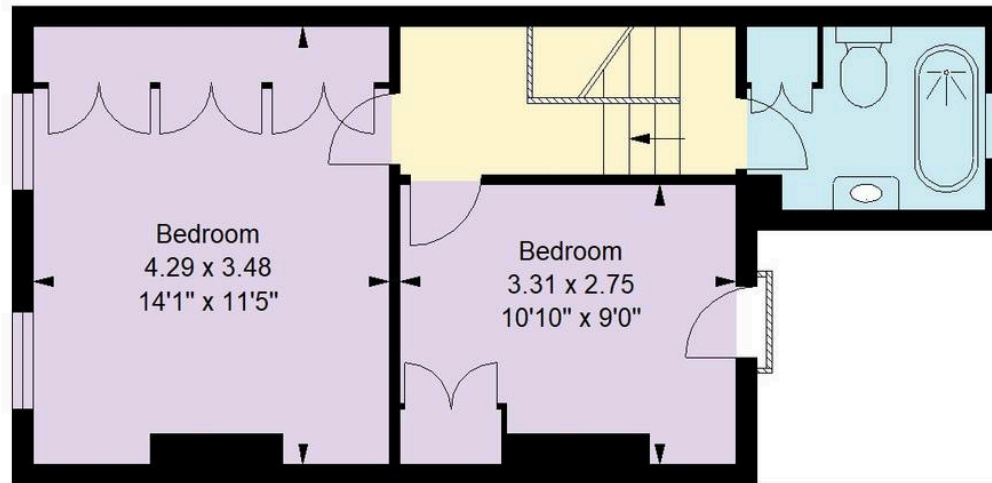
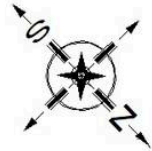
EPC Environmental Impact Rating: D

- Freehold house
- Beautifully renovated
- Close to shops
- Scope to extend

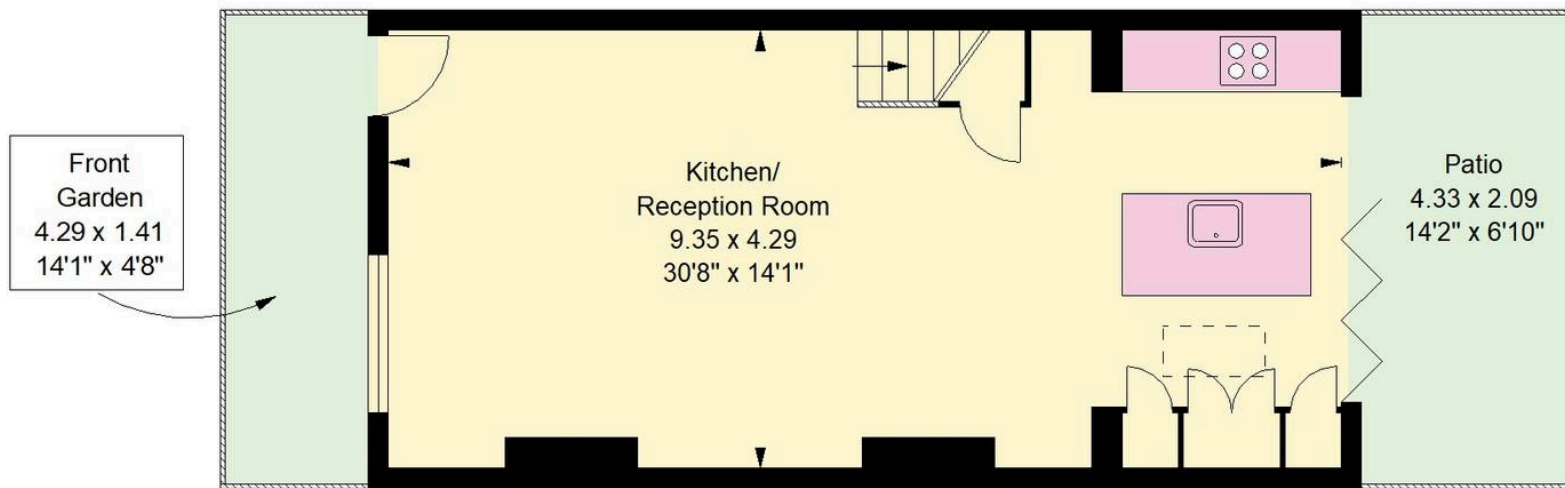


Snarsgate Street, W10

Approximate Gross Internal Area
75.34 sq m / 811 sq ft



First Floor



Ground Floor

Illustration For Identification Purposes Only. Not To Scale
As Defined by RICS - Code of Measuring Practice



Rigby & Marchant

115 Westbourne Studios 242 Acklam Road, London - W10 5JJ

020 7221 7210

sales@rigbyandmarchant.co.uk

www.rigbyandmarchant.co.uk/

R&M