



## Sutherland Place, W2

**£550 pw**

A stunning first floor one bedroom flat situated on this beautiful tree lined street in the heart of Notting Hill.

Wooden Floors | Balcony | High Ceilings | One Double Bedroom | Open Plan Kitchen |

**020 7096 9476**

[contact@landstones.co.uk](mailto:contact@landstones.co.uk)

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Sutherland Place is a beautiful residential street situated close to the many lively bars and restaurants of Portobello Road & Westbourne Grove.





Energy Efficiency Rating			Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92-100) <b>A</b>			(92-100) <b>A</b>		
(81-91) <b>B</b>			(81-91) <b>B</b>		<b>81</b>
(69-80) <b>C</b>			(69-80) <b>C</b>	<b>70</b>	
(55-68) <b>D</b>			(55-68) <b>D</b>		
(39-54) <b>E</b>			(39-54) <b>E</b>		
(21-38) <b>F</b>			(21-38) <b>F</b>		
(1-20) <b>G</b>			(1-20) <b>G</b>		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO <sub>2</sub> emissions		
	<b>67</b>	<b>76</b>			
<b>England &amp; Wales</b> EU Directive 2002/91/EC			<b>England &amp; Wales</b> EU Directive 2002/91/EC		

Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective tenant.