



MARLBOROUGH ROAD, W4
£649,950 LEASEHOLD

A TWO DOUBLE BEDROOM APARTMENT WITH PARKING

Chiswick | 020 8994 7096 | chiswick@winkworth.co.uk

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DESCRIPTION:

A bright and airy raised ground floor apartment offering well-proportioned accommodation. Ideally positioned on a much sought after road just moments from Gunnersbury Station (Zone 3, District Line and overground).

The well-presented accommodation comprises a lounge with French doors and a Juliet balcony, a separate kitchen with breakfast bar and integral appliances, the main bedroom enjoys an en-suite bathroom, bedroom two is a good double, a modern family bathroom plus ample storage cupboard. Further benefits include a secure underground parking space.

The apartment is close to Chiswick High Road with its excellent choice of shops and eateries.

Offered with no onward chain and lease in excess of 900 years.

Please contact Winkworth, Chiswick for information on service charges and ground rent.

ACCOMMODATION

Modern purpose-built apartment

Raised ground floor

Two bedrooms

Two bathrooms

Separate kitchen

Communal rear terrace garden

Secure underground parking

Well presented

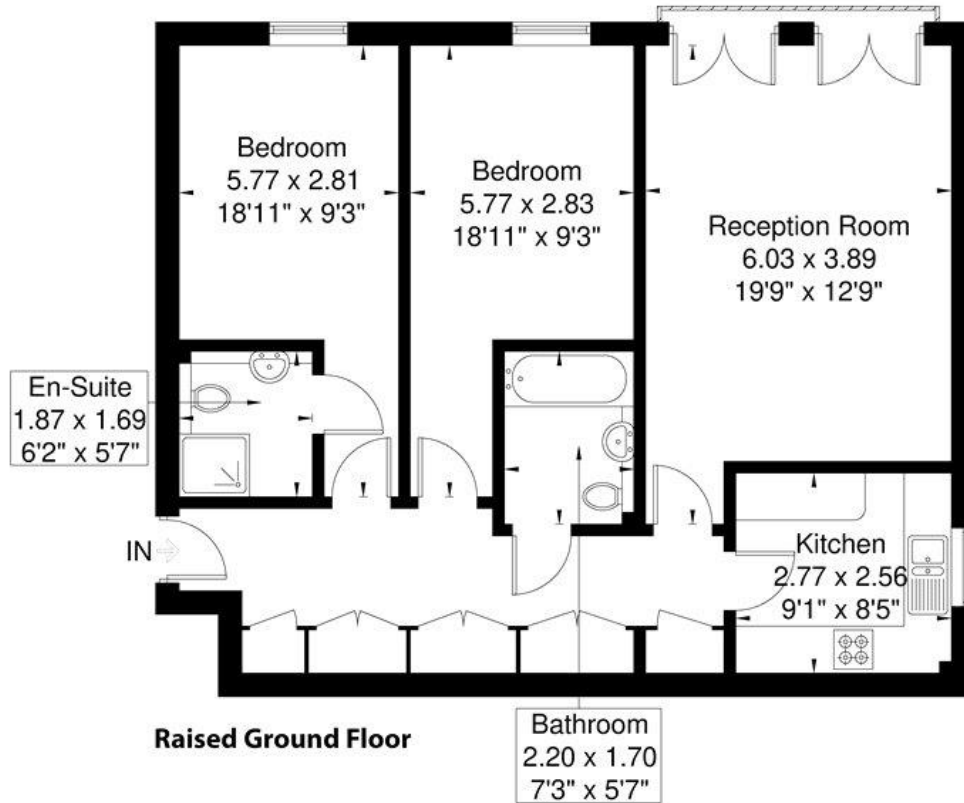
Convenient location

838 sq ft



Troubridge Court

Approximate Gross Internal Area = 77.9 sq m / 838 sq ft



Although every attempt has been made to ensure accuracy, all measurements are approximate.
The floorplan is for illustrative purposes only and not to scale.
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This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		
(69-80)	C	80	83
(54-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

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