



Loftus Road, W12

£400,000 Share of Freehold

A very well presented one bedroom flat, sold with a share of freehold and no onward chain.

Reception Room | Kitchen | Bedroom | Bathroom | 596 Sq Ft / 55 Sq M | Council Tax Band D | EPC Rating Band D



LOCATION

Loftus Road is a most attractive tree lined residential street which is ideally located for the diverse array of amenities on offer in Shepherds Bush, including live music venues and theatre, numerous pubs, bar and restaurants, as well as Westfield London shopping centre. Public transport is second to none, with numerous bus routes, Underground and London Overground stations within easy reach at Shepherds Bush Station and Wood Lane Station.

DESCRIPTION

A very well presented flat sold on a lovely tree lined street. The flat comprises a spacious reception room with an additional area that would be perfect for a dining area or use as a work from home space, separate kitchen, double bedroom and family bathroom. The property further benefits from a share of freehold and is sold with no onward chain.

Share of Freehold

Service Charge: Ad Hoc

Ground Rent: Nil





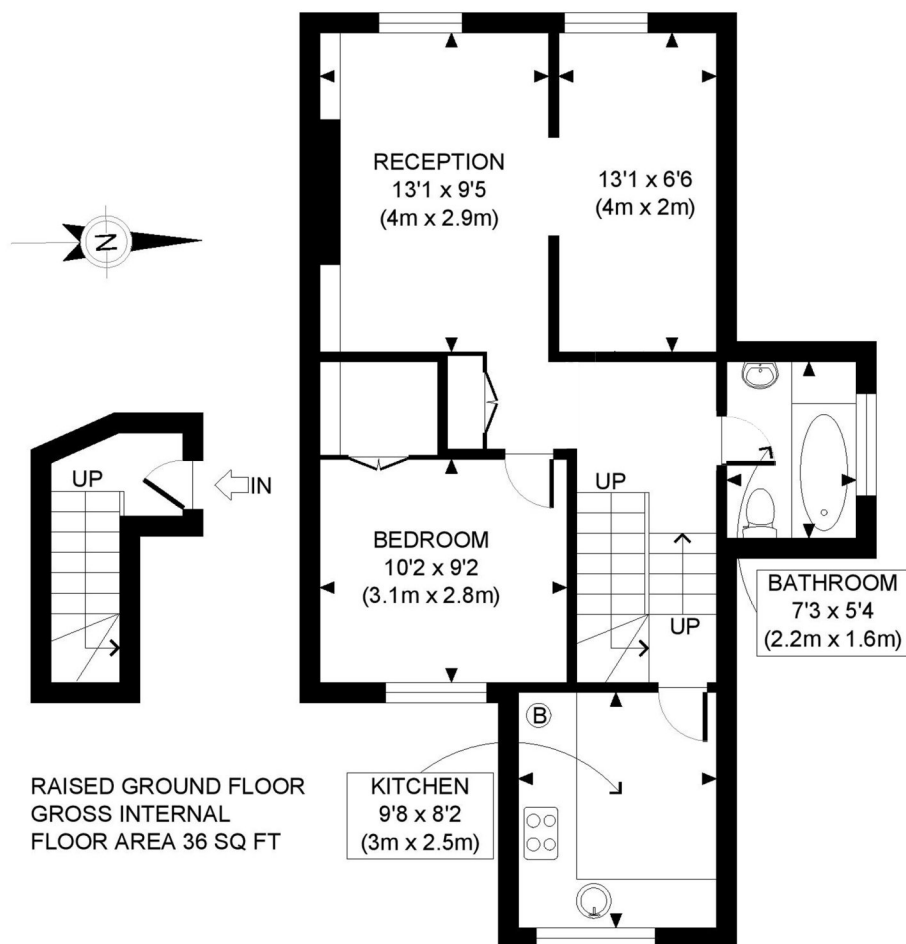
LOCAL AUTHORITY
Hammersmith & Fulham

TENURE
Share of Freehold.

PRICE: £400,000 Share of Freehold



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		74 C
55-68	D	59 D	
39-54	E		
21-38	F		
1-20	G		



RAISED GROUND FLOOR
GROSS INTERNAL
FLOOR AREA 36 SQ FT

FIRST FLOOR
GROSS INTERNAL
FLOOR AREA 560 SQ FT

APPROX. GROSS INTERNAL FLOOR AREA: 596 SQ FT/ 55 SQM

PROPERTY PHOTO PLANS.co.uk
ONE STOP SHOP FOR PROPERTY MARKETING

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of the doors, windows, rooms and any other items are approximate and no responsibility is taken for any errors, omissions, or miss-statement. This plan is for illustrative purposes only and should be used as such by any prospective client. The services, systems and appliances shown have not been tested and no guarantee as to the operability or efficiency can be given.

The displayed square footage is taken from the floor plans with measurements created using the Royal Institute of Chartered Surveyors' Code of Practice for Measuring. These measurements are approximate and included for illustrative purposes only. Winkworth does not make any representation as to the accuracy of these measurements and you should seek to verify them for yourself. Winkworth accept no liability for any loss you may suffer if you rely on these measurements.

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