



## Latymer Court, Hammersmith Road, London, W6

£775,000 Share of Freehold

A spacious, south facing, three bedroom apartment in a popular 1930s Art Deco development. Offered with a share of the freehold and with no onward chain.

Double Reception Room | Kitchen | 3 Bedrooms | Bathroom | Cloakroom | 1060 Sq Ft / 97 Sq M | Council Tax Band F | EPC Rating Band C

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## LOCATION

Latymer Court is an ever popular 1930s Art Deco block located on Hammersmith Road, within 0.3miles of Hammersmith Underground stations (with four lines, including District and Piccadilly).

There are many shops, pubs and restaurants in the area, as well as being close to Kensington High Street and the River Thames. The eagerly anticipated Olympia development is also just a short distance away.

## DESCRIPTION

A beautifully presented, light-filled three-bedroom apartment set within the iconic Art Deco development, Latymer Court.

Situated on the 5th floor and enjoying a desirable south-facing aspect, this delightfully spacious apartment offers an exceptional sense of light and proportion throughout. The accommodation features a stunning 25ft living room, ideal for both relaxing and entertaining, a generous principal bedroom, two further well-proportioned bedrooms, a fitted kitchen, family bathroom, and an additional guest WC.

Residents benefit from lift access and the reassurance of 24-hour portage and security. The property is offered with a share of freehold and a long lease, while the service charge conveniently includes 24-hour security, heating, hot water, and buildings insurance.



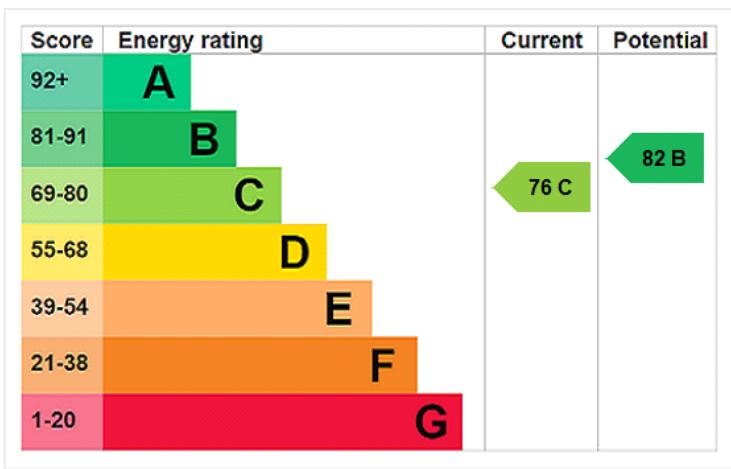
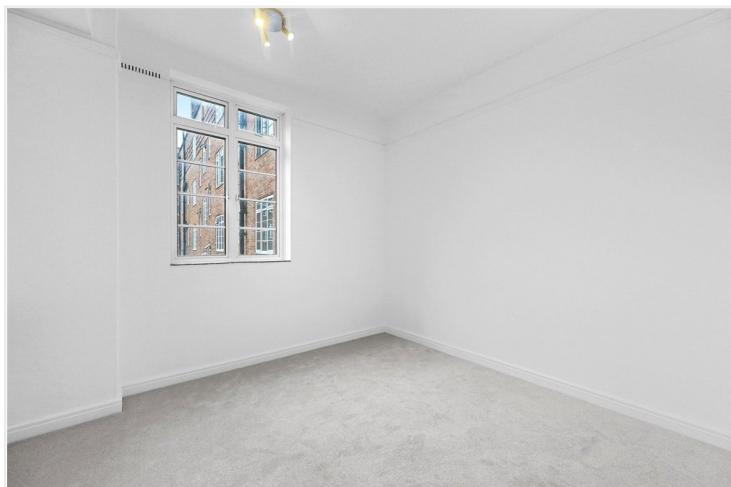
**LOCAL AUTHORITY**

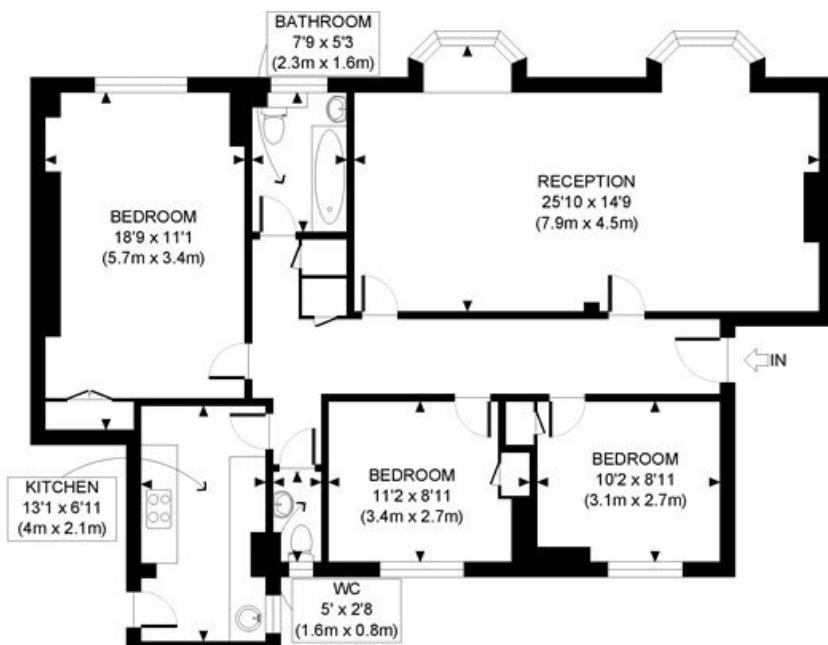
Hammersmith & Fulham

**TENURE**

Share of Freehold 976 years 7 months.

**PRICE: £775,000 Share of Freehold**





FIFTH FLOOR  
GROSS INTERNAL  
FLOOR AREA 1060 SQ FT



APPROX. GROSS INTERNAL FLOOR AREA: 1060 SQ FT/ 98 SQM

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This plan is for illustrative purposes only and should be used as such by any prospective client. 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 misstatement. The services, systems and appliances shown have not been tested and no guarantee as to the operability or efficiency can be given.

**PROPERTY PHOTO PLANS**  
THE STEP BY STEP GUIDE TO PROPERTY PLANS

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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for every step...

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