

Devonport Road, W12

£450,000 Leasehold

A smart one bedroom flat with private garden on the lower ground floor of a small purpose built in the heart of Shepherd's Bush.

Reception Room | Kitchen | Bedroom | Bathroom | Garden | 499 Sq Ft / 46.4 Sq M | Council Tax Band C | EPC Rating Band D

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LOCATION

Devonport Road runs between Uxbridge Road and Goldhawk Road, moments from Shepherd's Bush Green, Westfield London shopping centre, an abundance of independent shops, restaurants and an internationally famous music venue, as well as outstanding transport links. Shepherd's Bush Market Underground station is within 2-3 minutes' walk, with Shepherd's Bush also within easy reach, offering both Central line and London Overground services.

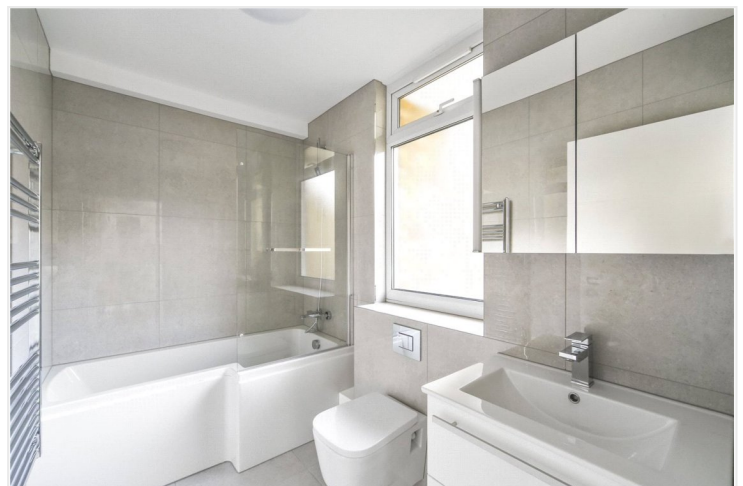
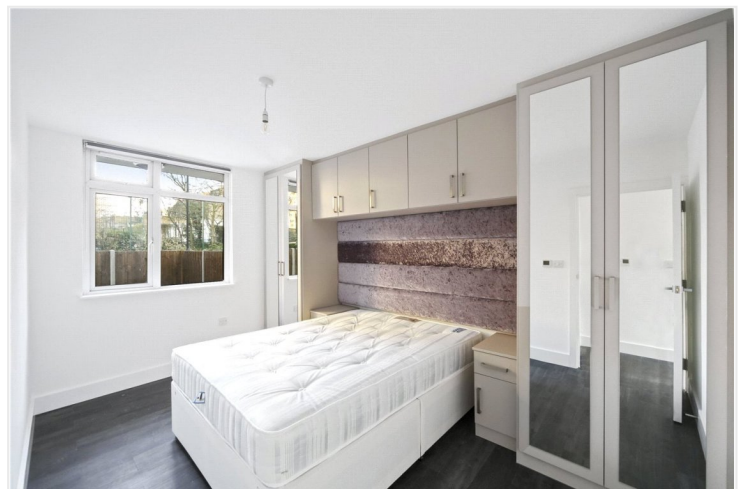
DESCRIPTION

A recently refurbished purpose built one bedroom flat in a most convenient location. Built mid-20th century the flat will offer higher levels of heat and sound insulation than many of its Victorian counterparts - it also has its own front and rear gardens and a private front door. Inside the apartment is presented with a clean, bright neutral decor which enhances the already ample natural light. Offered with no onward chain and a long lease this is a fabulous flat in a wonderful location.

Lease:- 125 years from 25 June 2002

Service Charge:- £860 p.a.

Ground Rent:- £10 p.a.,





LOCAL AUTHORITY
Hammersmith & Fulham

TENURE
Leasehold 102 years 2 months.

PRICE: £450,000 Leasehold

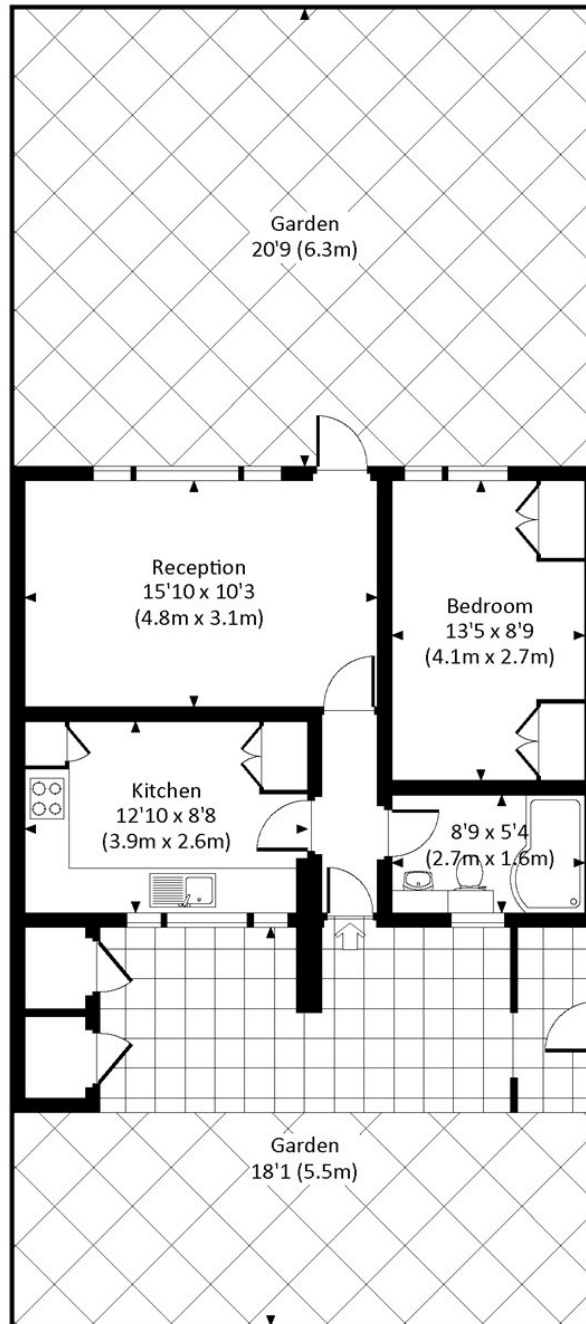


Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		69 C
55-68	D	55 D	
39-54	E		
21-38	F		
1-20	G		

DEVONPORT ROAD, W12

Approx. gross internal area

499 Sq Ft. / 46.4 Sq M.



LOWER GROUND FLOOR



All measurements have been made in accordance with RICS Code of Measuring Practice which are approximate only and only for illustrative purposes. For the avoidance of doubt, Dowling Jones Design shall not be liable for any reliance on these measurements. © 2018 www.dowlingjones.com 020 7610 9933

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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