



ST STEPHENS AVENUE, LONDON, W12

£500,000 SHARE OF FREEHOLD

WITH ITS EXCEPTIONAL PERIOD PEDIGREE AND POSITIONED AT THE HEART OF SHEPHERDS BUSH THIS IS A ONE BEDROOM, RAISED GROUND FLOOR PERIOD CONVERSION WITH HIGH CEILINGS, A DOUBLE BEDROOM AND A SEPARATE KITCHEN

Shepherds Bush | 020 8735 3266 | shepherdsbush@winkworth.co.uk

Winkworth

for every step...

A member of  OnTheMarket.com

winkworth.co.uk/shepherds-bush



DESCRIPTION:

With its exceptional period pedigree and positioned at the heart of Shepherds Bush this well laid out 623 Sq. Ft apartment comprises one reception room, one double bedroom, modern bathroom and a fully fitted contemporary kitchen. The main reception room really has the wow factor and gives this apartment a grandeur which is very rare for a one-bedroom home, the remainder of the apartment is cleverly laid out to maximise space and usability and its location makes it ideal to utilise all that the area has to offer. offer to the market chain free this home will not fail to impress.

LOCATION:

St. Stephens Avenue is a quiet residential street, south of Uxbridge Road, providing easy access to numerous tube stations, including Shepherds Bush Market and Shepherds Bush (Hammersmith and City, Circle, Central and London Overground).

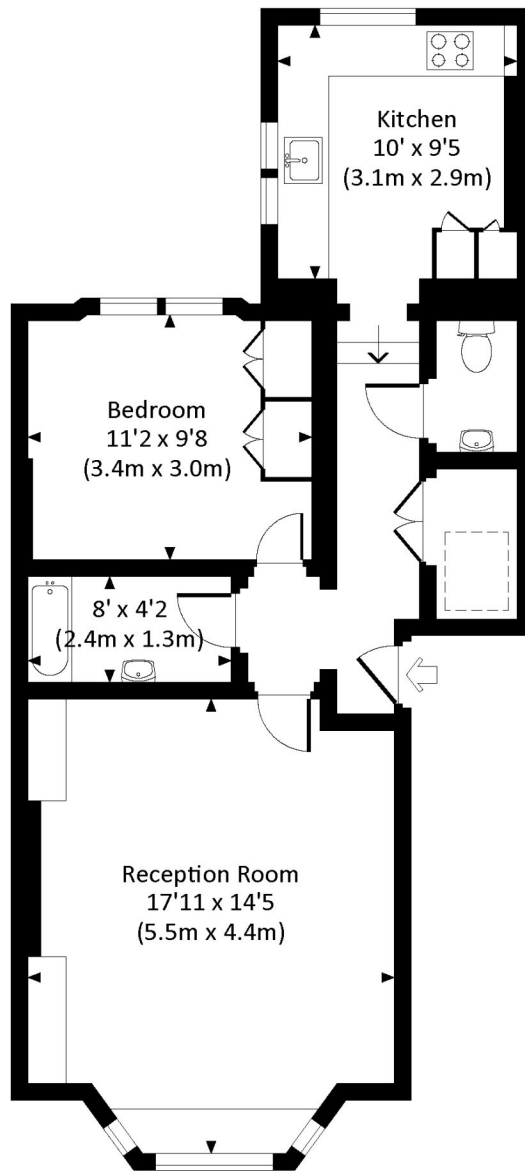
There is a range of excellent local schools nearby including St Stephen's Primary School. A vast selection of shops bars and restaurants can be found along Uxbridge Road and at Westfield Shopping centre.





St. STEPHENS AVENUE, W12

Approx. gross internal area
623 Sq Ft. / 57.9 Sq M.



RAISED 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. © 2019 www.dowlingjones.com 020 7610 9933

Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
A (92-100)	
B (81-91)	
C (69-80)	
D (55-68)	
E (39-54)	
F (21-38)	
G (1-20)	
Not energy efficient - higher running costs	
62	76
England, Scotland & Wales	
EU Directive 2002/91/EC	

Share of freehold expires: 01/01/3009

Service charge: £600

Ground rent: £0

Council Tax Band: D

All figures are approx. and should be used as a guide only

Shepherds Bush | 020 8735 3266 | shepherdsbush@winkworth.co.uk



for every step...

winkworth.co.uk/shepherds-bush