



ST. MAUR ROAD, SW6

£1,195,000 SHARE OF FREEHOLD

A standout three double bedroom, two bathroom, split level flat with a South West facing roof terrace and well balanced living and entertaining space in this prime location of Parsons Green, being sold with a share of the freehold and no onward chain.

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DESCRIPTION:

You enter the flat on the ground floor and have stairs leading up to the first floor where there is a large eat-in kitchen with floor to ceiling units providing great storage. The family bathroom is on this floor with a half landing up to the third bedroom with built in storage. The spacious sitting room is to the front of the property benefitting from large bay windows. There are original fireplaces throughout the flat. Stairs lead you to the second floor where you will find a 24 ft South West facing roof terrace, perfect for entertaining. The second bedroom is on this floor, again with built in storage and the principal bedroom with en-suite shower is situated to the front of the property with further storage.

St. Maur Road is a popular road located to the south of Fulham Road and is within a stone's throw to the incredible selection of local independent shops, bars and restaurants found on both Fulham Road and New Kings Road, Parsons Green Station is approximately a three minute walk away, along with the open spaces of Parsons Green.





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Approximate gross internal area
1145 sq ft / 106.37 sq m

Key :
CH - Ceiling Height



The floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced, it must not be relied on. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.

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.

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		80 C
55-68	D	67 D	
39-54	E		
21-38	F		
1-20	G		

Tenure: Share of Freehold

Term: 0 year and 0 months

Service Charge: £0 per annum

Ground Rent: £0 Annually (subject to increase)

Council Tax Band: F

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

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