



FULHAM PALACE ROAD, W6

£750,000 LEASEHOLD

A beautifully presented four bedroom, three bathroom split-level flat with a substantial roof terrace, arranged over the second and third floors of a period conversion on Fulham Palace Road.

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DESCRIPTION:

The property is entered via its own private entrance, leading to an exceptionally bright and spacious second floor. To the rear of the flat sits a generous kitchen/living room, enhanced by dual-aspect windows and ample space for entertaining. This floor also provides three well-sized double bedrooms. Towards the rear is the first double bedroom with built in storage and access to a family style bathroom. At the front of the property are two further double bedrooms both with built-in storage and en-suite shower rooms.

The third floor comprises a kitchen/reception room with direct access to the large roof terrace, creating the perfect setting for outdoor dining and entertaining. A further flexible double bedroom or reception room and family bathroom complete this floor while useful eaves storage adds practicality throughout.

Located just moments from the River Thames and Bishops Park, this well-connected Fulham address is within easy reach of Putney Bridge and Hammersmith stations, offering access to the District, Piccadilly, Hammersmith & City, and Circle lines. Close by are vibrant local cafés, green spaces, and excellent schools, this is a superb opportunity to secure a versatile and spacious home in a desirable West London area.





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Approximate gross internal area

1435 sq ft / 133.31 sq m

(Including Eaves Storage)

Eaves Storage

74 sq ft / 6.87 sq m



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	70 C	
39-54	E		
21-38	F		
1-20	G		

Tenure: Leasehold

Term: 140 year and 0 months

Service Charge: £550 per annum

Ground Rent: £0 Annually (subject to increase)

Council Tax Band: E

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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