



**STOKENCHURCH STREET, SW6**

**£575,000 LEASEHOLD**

**An extremely well-presented two double bedroom, ground floor, garden flat situated in a prime Parsons Green location within the highly sought after Peterborough Estate.**

Fulham & Parsons Green | 020 7731 3388 | [fulham@winkworth.co.uk](mailto:fulham@winkworth.co.uk)

**Winkworth**

for every step...

[winkworth.co.uk](http://winkworth.co.uk)





### DESCRIPTION:

The flat comprises two generous sized double bedrooms which are served by a modern family bathroom. There is a spacious living room and a separate fully fitted kitchen which has twin doors leading out onto a large South facing, private patio garden. There is also a very useful storage unit in the garden. The flat is being sold with a long lease and no onward chain.

Stokenchurch Street is conveniently located within easy walking distance of both Fulham Broadway and Parsons Green Underground stations (District Line). There is a choice of bus routes along New Kings Road and Wandsworth Bridge Road and an array of shops, bars and restaurants are located nearby.



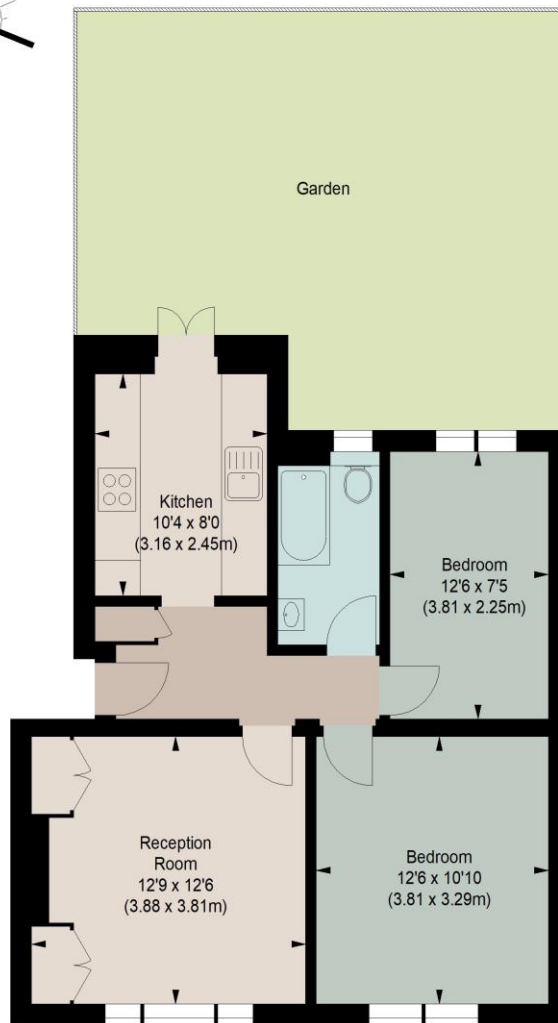
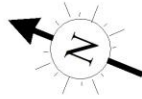






## STOCKENCHURCH STREET, SW6

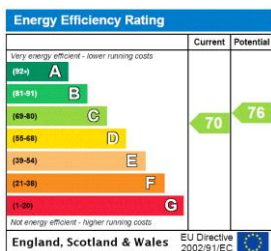
Approximate gross internal area  
609 sq ft / 56.58 sq m



### GROUND FLOOR

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.



**Tenure:** Leasehold

**Term:** 171 year and 0 months

**Service Charge:** £1560 per annum

**Ground Rent:** £ 10 Annually (subject to increase)

**Council Tax Band:** D

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.

# Winkworth

Fulham & Parsons Green | 020 7731 3388 | [fulham@winkworth.co.uk](mailto:fulham@winkworth.co.uk)

for every step...

[winkworth.co.uk](http://winkworth.co.uk)

Winkworth wishes to inform prospective buyers and tenants that these particulars are a guide and act as information only. All our details are given in good faith and believed to be correct at the time of printing but they don't form part of an offer or contract. No Winkworth employee has authority to make or give any representation or warranty in relation to this property. All fixtures and fittings, whether fitted or not are deemed removable by the vendor unless stated otherwise and room sizes are measured between internal wall surfaces, including furnishings.