



Westwick Gardens, W14

£495,000 Share of Freehold

A fantastic one bedroom flat on the top floor of a mid-terrace Victorian house.

Reception Room | Open Plan Kitchen | Bedroom | Bathroom | 517 Sq Ft / 48 Sq M | Council Tax Band D | EPC Rating Band D

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LOCATION

The property is located on Westwick Gardens, close to the junction with Netherwood Road and is ideal for the numerous amenities on offer in Brook Green and Shepherds Bush. These include Westfield London and excellent transport links provided by the Central Line Underground, London Overground station and numerous bus routes. Furthermore the eagerly anticipated Olympia redevelopment is close by, as is Kensington High Street and Hammersmith Broadway.

DESCRIPTION

Well presented throughout, the flat is entered on the first floor and has stairs leading to the second floor, where accommodation comprises entrance hall, bedroom, bathroom and open plan reception room/kitchen spanning the width of the property.

Share of Freehold with an underlying lease of 999 years from 25 December 1983

Service Charge:- £1750 p.a.

Ground Rent:- N/A





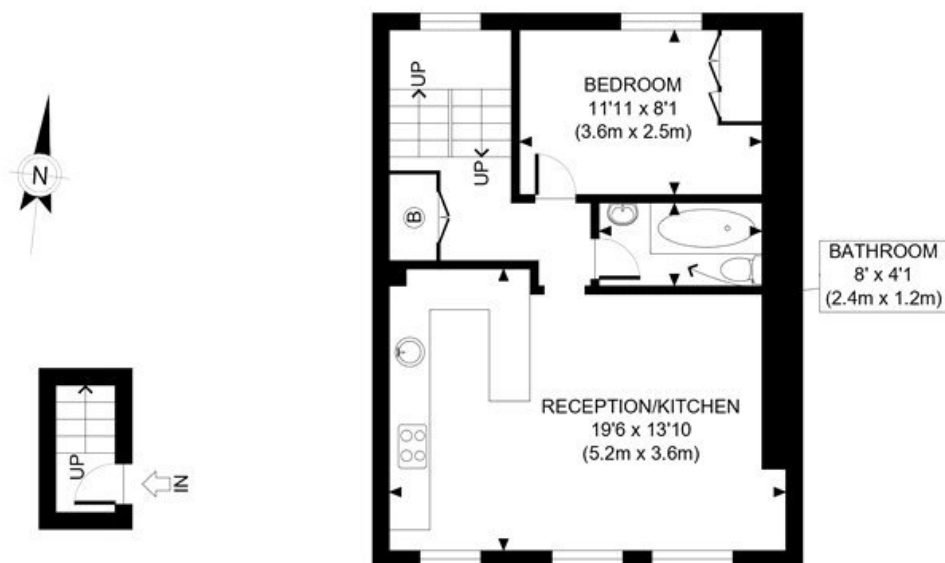
LOCAL AUTHORITY
Hammersmith & Fulham

TENURE
Share of Freehold 957 years 8 months.

PRICE: £495,000 Share of Freehold



Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D	61 D	66 D
39-54	E		
21-38	F		
1-20	G		



FIRST FLOOR
GROSS INTERNAL
FLOOR AREA 18 SQ FT

SECOND FLOOR
GROSS INTERNAL
FLOOR AREA 499 SQ FT

APPROX. GROSS INTERNAL FLOOR AREA: 517 SQ FT/ 48 SQM

PROPERTY PHOTO PLANS.CO.UK
ONE STOP SHOP FOR PROPERTY MARKETING

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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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