



**PARSONS GREEN LANE, SW6
£1,100,000 SHARE OF FREEHOLD**

A well-proportioned two double bedroom, two bathroom, ground floor flat located on Parsons Green Lane, SW6, offering approximately 1127 sq. ft. of thoughtfully arranged living space, benefitting from a private Southwest facing garden and its prime location in the heart of Parsons Green.

Fulham & Parsons Green | 020 7731 3388 | fulham@winkworth.co.uk

Winkworth

for every step...



DESCRIPTION:

The property is accessed via its own private entrance, leading into a central hallway that connects all principal rooms. At the front of the property sits a generous double bedroom room with excellent ceiling height, and a square bay window to allow for plenty of natural light. A second double bedroom offers built-in storage, a direct access to a lightwell and a en-suite shower room. A modern family bathroom also sits in the middle of the property.

At the rear of the flat is an open planned kitchen and reception room with ample storage space, and direct access to an impressive private rear garden via the sliding doors making the space ideal for entertaining, or al fresco dining. There is also a cellar which is perfect for additional storage and is used as a utility room.

Parsons Green Lane is a highly desirable address in the heart of Fulham, perfectly positioned for the excellent shops, cafés and restaurants surrounding Parsons Green and Fulham Road. The open green spaces of Parsons Green itself, Eel Brook Common and the River Thames are all within easy reach, while excellent transport links are provided by Parsons Green and Fulham Broadway stations (District Line), in addition to a wide range of local bus services.





PARSONS GREEN LANE

Approximate gross internal area

1127 sq ft / 104.70 sq m



LOWER GROUND FLOOR 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: Share of Freehold

Term: 0 year and 0 months

Service Charge: £0 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.

Fulham & Parsons Green | 020 7731 3388 | fulham@winkworth.co.uk

Winkworth

for every step...

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.