



WESTWORTH HOUSE, HAMMERSMITH, W6



**ASKING PRICE
£675,000**



WESTWORTH HOUSE, 1 DOWN PLACE, LONDON, W6

- Boutique Development
- Two Bedrooms
- Two Bathrooms
- Spacious Reception
- Fitted Kitchen
- Private Terrace
- Concierge
- Close to Hammersmith Station
- EPC Rating: B

Two bedroom, two bathroom apartment located on the top floor of this boutique development in the heart of Hammersmith.

This sleek and contemporary apartment is equipped with all the amenities required for modern city living.

The property comprises of two double bedrooms, two bathrooms (one en suite), a much desired outside space in the form of a private terrace.

Hammersmith is a vibrant enclave of London with a range of bars and restaurants, close proximity to the river and excellent tube links and easy access to the M4 and Heathrow.

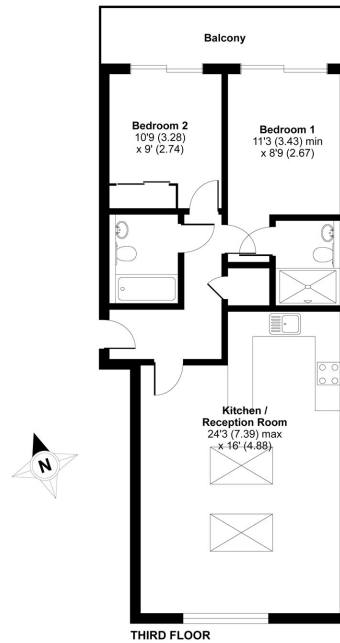


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Approximate gross
internal area:
70.0 SQM /
753 SQ FT

Westworth House, Down Place, London, W6

APPROX. GROSS INTERNAL FLOOR AREA 753 SQ FT 70 SQ METRES



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on the total square footage of the property if quoted on this plan. Any figure given is for initial guidance only and should not be relied on as a basis of valuation.

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Tenure: Leasehold, 988 years

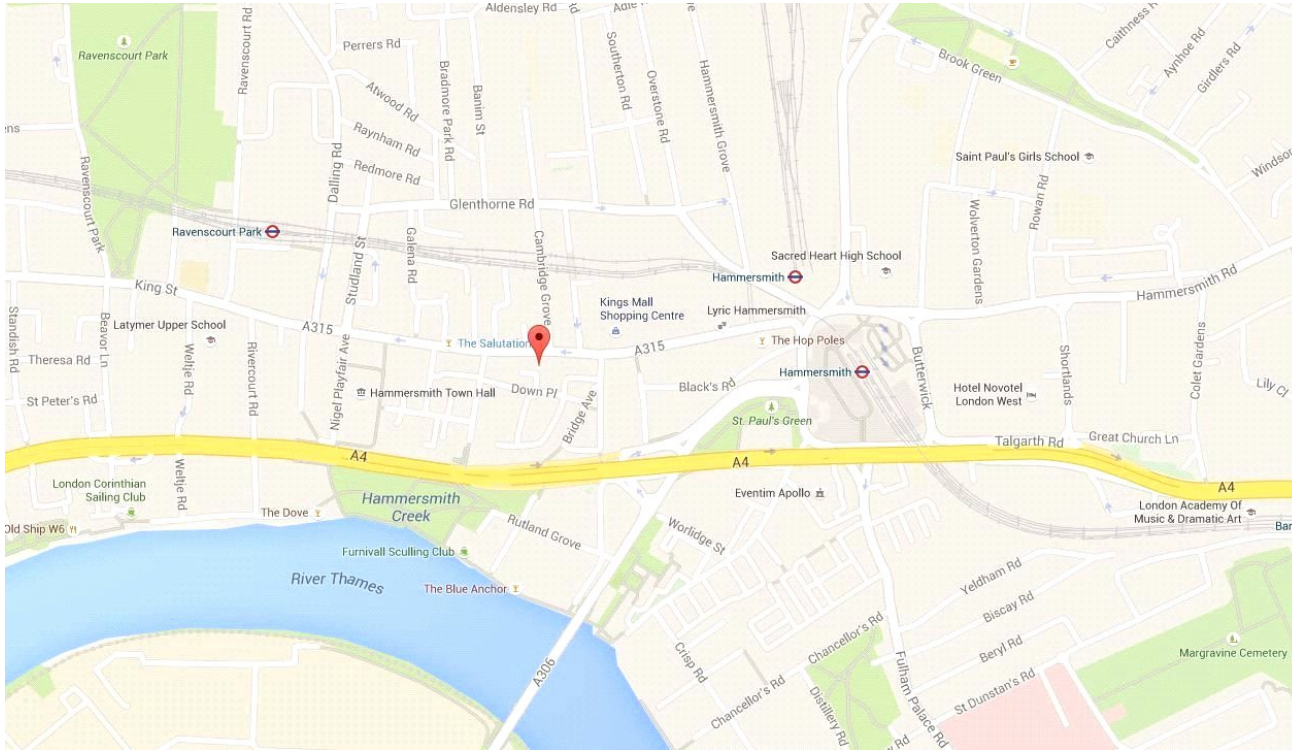
Estimated ground rent: £500 p.a.

Estimated service charge: £6000 p.a.

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B	81	81
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

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