

# Ancill Close

Hammersmith, London, W6







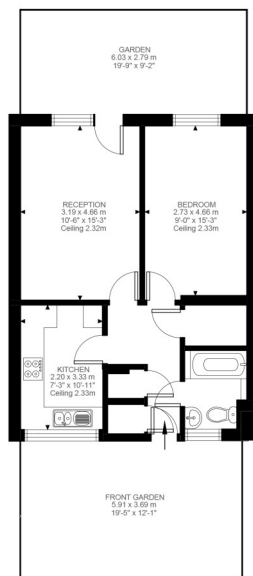
## Ancill Close

Hammersmith, London, W6

Price Guide: £325,000

A spacious one-bedroom ground floor flat with a private rear garden located within a short walk to both Barons Court and Hammersmith underground stations. The flat is well presented throughout and benefits from a 16'3" reception room, well fitted kitchen, larger than average double bedroom and a modern white bathroom suite.

Ancill Close is ideally located for all local amenities including Waitrose, Sainsburys, Café Nero, Pret-a-Manger and a great selection of pubs and restaurants on The River Thames towpath which is within a 5 minute walk. No onward chain.



Ancill Close W6  
Approximate Gross Internal Area  
49.77 SQ.M / 536 SQ.FT

Illustration for identification purposes only. Not to scale.  
Floor Plan Drawn According To RICS Guidelines.

Spacious one bedroom ground floor flat in excellent location

Well presented throughout | Spacious reception room | Well fitted kitchen | Modern bathroom

Private rear garden | Short walk to River Thames | No onward chain

Close to transport & numerous amenities | 536 Sq. Ft. (49.77 Sq. M.) Leasehold

All viewings by appointment  
through our **Hammersmith Office:**

T: 020 7385 7000  
E: [hammersmith@lawsonrutter.com](mailto:hammersmith@lawsonrutter.com)

192Fulham Palace Road, London  
W6 9PA

In accordance with the Property Misdescription Act 1991, we wish to emphasise that the information given in these particulars is intended to help you decide whether you wish to view this property. Whilst every care is taken to ensure the accuracy of these particulars please note that all measurements are approximate and we are, for the accuracy of other information, reliant on what the seller has provided. We strongly recommend that you rely on your own inspections and those of your advisors to establish the details of any aspects which are of particular importance. Please note that we have not undertaken any survey of the property or the appliances within it and the buyer must rely on their own investigations prior to exchange of contracts.

