



Munster Road , Fulham, London, SW6 For Sale

2 Bedrooms | 1 Reception | 2 Bathrooms | Leasehold

£875,000

Warehouse apartment over 1450 sq ft / 135 sq m

Beautifully Designed

2 Double Bedrooms / 2 Bathrooms

Bespoke Kitchen

Herringbone Flooring

Close to Transport

Chain Free

Top floor

Munster Village

Huge 2 bed / 2 bath warehouse style apartment in Fulham / SW6. Finished to the highest of standards.

A large entrance hallway welcomes you into this luxurious flat. Light streams in through the windows. The entrance hallway leads you on to the enormous open plan kitchen/reception. The kitchen is beautifully designed with a bespoke worktop and contemporary units.

The property benefits from two double bedrooms / two bathrooms and lots of storage. The bathrooms have been finished to the highest quality. The property has been very well insulated and is very quiet, unlike many of the Victorian conversions nearby.

Located in Munster Village it's a lovely place to enjoy SW6. All the cool designer's shops of Lillie road are close by. Fulham Broadway, Parsons Green and Fulham Road are on its doorstep so an amazing amount of shops, bars, cafes and restaurants to enjoy.

The location is fantastic for transport with Fulham Broadway tube, Barons Court and Hammersmith tube easily accessible. There are many bus routes nearby linking Kensington, Putney, Notting Hill, Ladbroke Grove, Clapham, Hammersmith and many more fantastic areas of London.

Munster Road is also located within walking distance of the Hammersmith Riverfront. With historic & waterside pubs such as the The Dove, The Old Ship and the most recent Blue Boat. Famous venues such as the Riverside Studios and the upmarket restaurants. Brasserie Blanc by celebrity chef Raymond Blanc and Michelin listed Sam's Brasserie and River Café. There is also the world famous Hammersmith Apollo. The wonderful Bishops Park and the Thames Path is very close by which is great for walking, running and cycling.

There is easy access to the A4/M4 with direct access to Heathrow.

Contact us today to arrange a viewing.

Please note: No permit parking is available.

Tenure: New Long Leasehold

Service Charge:TBD

Ground Rent: Peppercorn

Council Tax: TBC

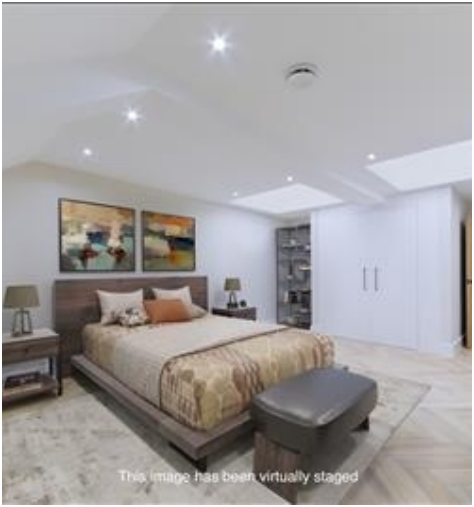
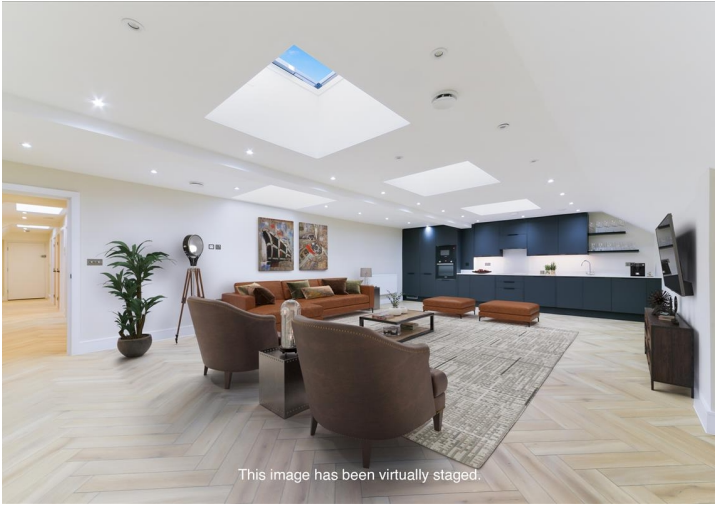
EPC: D

Viewings strictly by appointment only.

Vendor is a connected party.

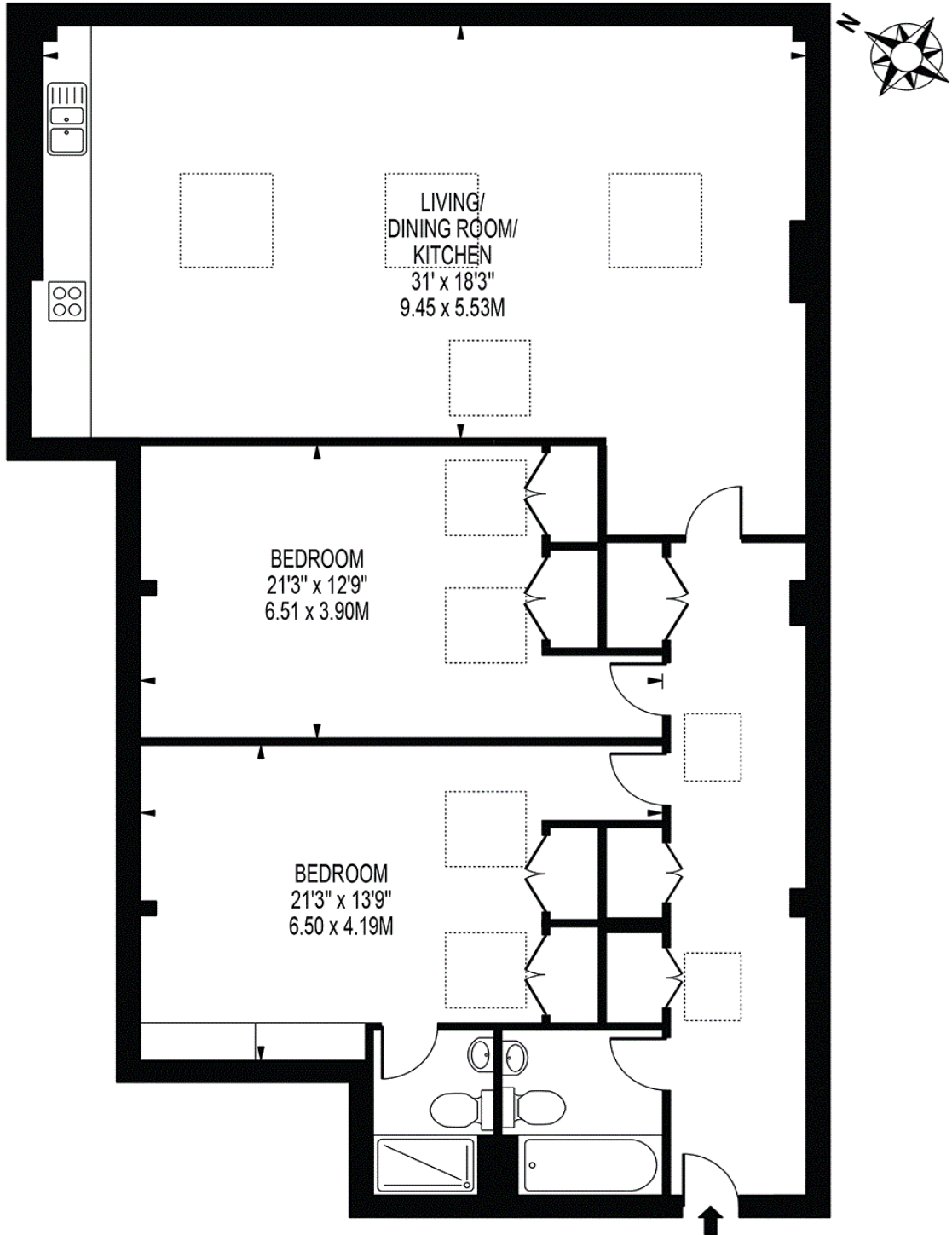
Important Notice

1. No description or information given about the property or its value, whether written or verbal or whether or not in these particulars (Information) may be relied upon as a statement of representation or fact. Neither Willmotts nor its Joint Agents have any authority to make any representation and accordingly any Information given is entirely without responsibility on the part of Willmotts or the seller/lessor.
- 2 Any photographs (and artists impressions) show only certain parts of the property at the time they were taken. Any areas, measurements or distances given are approximate only.
- 3 Any reference to alterations to, or use of any part of the property is not a statement that any necessary planning, building regulations or other consent has been obtained. These matters must be verified by any intending buyer/lessee.
4. Any buyer/lessee must satisfy himself by inspection or otherwise as to the correctness of any Information given.
5. We have not carried out a survey nor tested services, appliances or specific fittings. For fixtures and fittings please refer to vendors fixtures and fittings forms



MUNSTER ROAD

APPROXIMATE GROSS INTERNAL FLOOR AREA: 1453 SQ FT - 135.00 SQ M



FIRST FLOOR

FOR ILLUSTRATION PURPOSES ONLY

THIS FLOOR PLAN SHOULD BE USED AS A GENERAL OUTLINE FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE IN WHOLE OR IN PART AN OFFER OR CONTRACT. ANY INTENDING PURCHASER OR LESSEE SHOULD SATISFY THEMSELVES BY INSPECTION, SEARCHES, ENQUIRIES AND FULL SURVEY AS TO THE CORRECTNESS OF EACH STATEMENT. ANY AREAS, MEASUREMENTS OR DISTANCES QUOTED ARE APPROXIMATE AND SHOULD NOT BE USED TO VALUE A PROPERTY OR BE THE BASIS OF ANY SALE OR LET.

EPC

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

Important Notice

1. No description or information given about the property or its value, whether written or verbal or whether or not in these particulars ("Information") may be relied upon as a statement of representation or fact. Neither Willmotts nor its Joint Agents have any authority to make any representation and accordingly any Information given is entirely without responsibility on the part of Willmotts or the seller/lessor.
2. Any photographs (and artist's impressions) show only certain parts of the property at the time they were taken. Any areas, measurements or distances given are approximate only.
- 3 Any reference to alterations to, or use of any part of the property is not a statement that any necessary planning, building regulations or other consent has been obtained. These matters must be verified by any intending buyer/lessee.
4. Any buyer/lessee must satisfy himself by inspection or otherwise as to the correctness of any Information given.