

# Kinnoul Road

Hammersmith, London, W6



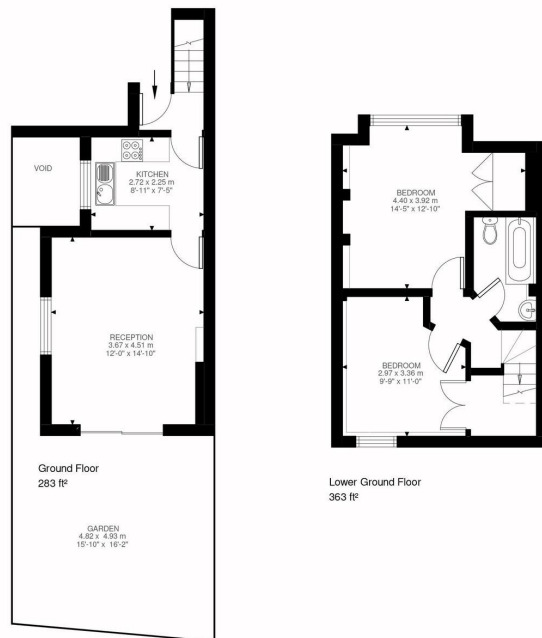


# Kinnoul Road

Hammersmith, London, W6

Price Guide: £630,000

A fantastic two double bedroom split-level flat with a wonderful garden located in a much sought after residential road. The flat which is well presented throughout comprises a fully fitted kitchen, spacious reception room which opens onto the 16' garden, two generous double bedrooms (both with built-in-wardrobes) and a modern white bathroom suite. This flat would make an ideal purchase for a first time buyer or parents buying for their children. Kinnoul Road is an extremely popular enclave of West London, close to the prestigious Queens Club and within walking distance to Barons Court, West Kensington & Brompton Road with convenient access to tube and overground services, as well as the River Thames towpath. There are numerous shops and restaurants nearby in Munster Village and along the Fulham Palace Road including Waitrose, Sainsburys, Café Nero, Pret-a-Manger, Loco Locale and The Crabtree Pub. Share of Freehold.



Kinnoul Road, W6  
 Approximate Gross Internal Area  
 60.05 SQ.M / 646 SQ.FT  
 KEY: CH = Ceiling Height  
 [Restricted Head Height]

Fantastic two double bedroom split-level flat in much sought after residential road  
 Well presented throughout | Spacious reception room | Fully fitted kitchen | Modern bathroom  
 Ideal first time buy/investment | Short walk to River Thames path, Queens Club & Munster Village  
 Close to transport & a variety of amenities | 646 Sq. Ft. (60.05 Sq. M.) Share of Freehold

All viewings by appointment through our **Hammersmith Office**:  
 T: 020 7385 7000  
 E: [hammersmith@lawsonrutter.com](mailto:hammersmith@lawsonrutter.com)  
 192 Fulham 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.



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

**LAWSONRUTTER**

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**BRITISH PROPERTY AWARDS 2023**

**GOLD WINNER**

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