



Hamlet Court, Hamlet Gardens, London, W6 **For Sale**

2 Bedrooms | 1 Reception | 1 Bathroom | Leasehold + Share of freehold

NO FORWARD CHAIN
TWO DOUBLE BEDROOMS
IDEAL FIRST TIME PURCHASE, BTL INVESTMENT OR UPSIZE
OFF STREET PARKING - FIRST COME FIRST SERVE
MODERN DECOR
EPC RATING C

£440,000
Offers in the
region of

NO ONWARD CHAIN - Set close to Ravenscourt Park, This well proportioned two double bedroom apartment sits nicely on the second floor. The property comprise of two double bedrooms, a large living area, separate modern kitchen and a three piece bathroom suite.

Off street parking is available on a first come first serve basis. Also this property is Share of Freehold.

Hamlet Gardens is located just behind King Street with it's array of restaurants, bars and cafes. There are excellent transport links by road or rail, the A4 is nearby and the District line, via Ravenscourt Park, is just a few minutes walk.

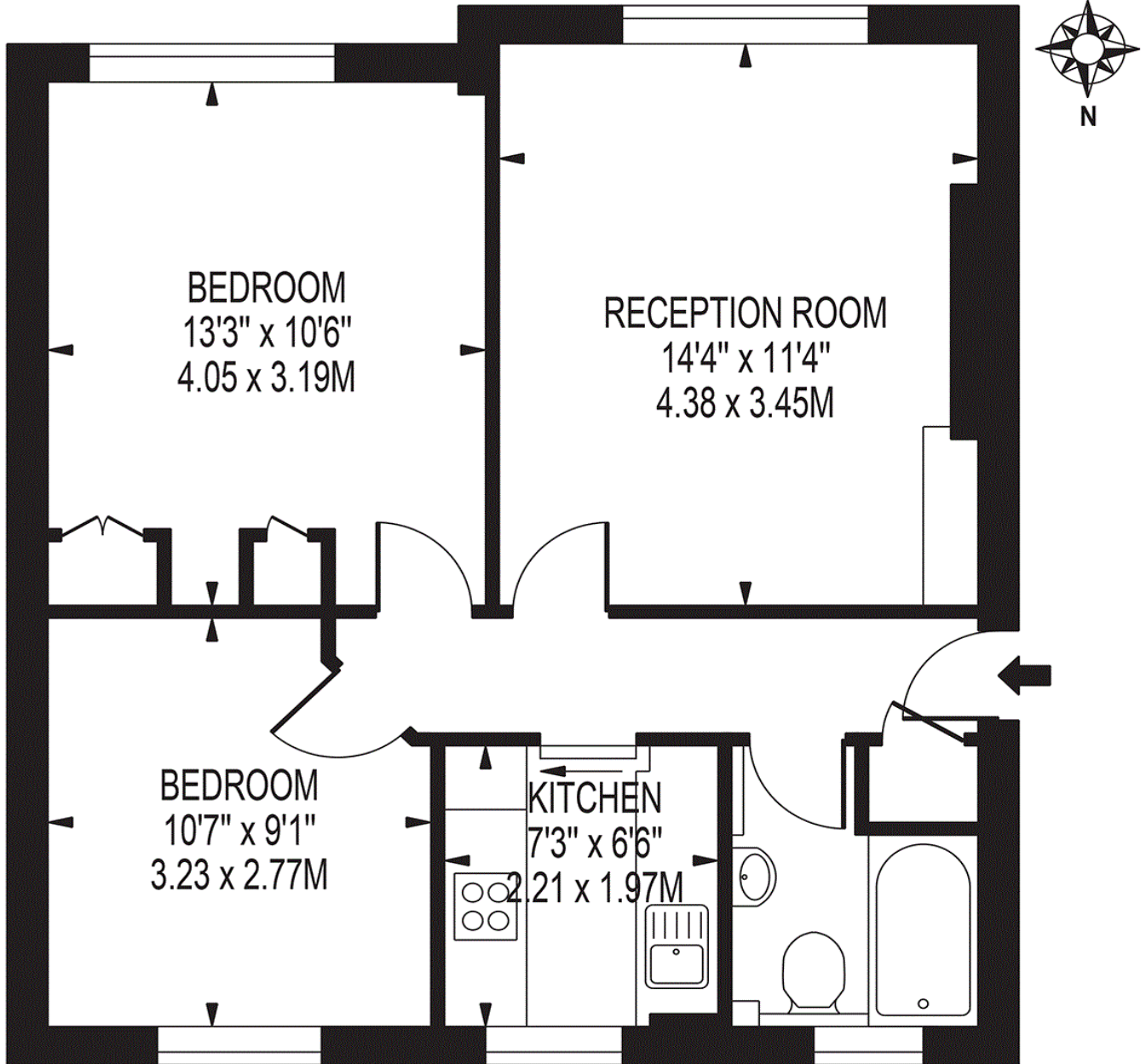
Important Notice

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.
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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



HAMLET COURT

APPROXIMATE GROSS INTERNAL FLOOR AREA: 553 SQ FT - 51.37 SQ M



SECOND 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.

Map



EPC

Score	Energy rating	Current	Potential
92+	A		
81-91	B		82 B
69-80	C	76 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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