









Skelwith Road

Hammersmith, London, W6

Price Guide: £1,100,000

A well-presented four-bedroom two-bathroom period house located on a popular residential road within the Crabtree Conservation Area. The property benefits from a double reception room, modern kitchen with access to a pretty rear garden, three bedrooms and a bathroom on the first floor, with a further bedroom and bathroom located on the top floor. The house has been meticulously looked after by the current owners but would allow any incoming purchaser to make their own mark. Skelwith Road is ideally located being less than a minute from the River Thames towpath and less than 10 minutes to Hammersmith underground station. There are a variety of local amenities including Waitrose, Sainsburys, Café Nero and Pizza Express as well as the River Thames' numerous restaurants, bars and pubs, including the recently renovated Riverside Studios which boasts a cinema, two theatres, art gallery, restaurant and bar. Freehold

DEPLOCATION | Second Floor | Sec

Well presented four double bedroom house in popular residential road

Crabtree Conservation Area | Double reception room | Modern kitchen | Two bathrooms

Pretty rear garden | Stones throw to River Thames | Riverside Studios with Cinema & two theatres

Close to transport & amenities | 1,299 Sq. Ft. (120.70 Sq. M.) Freehold

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

- T: 020 7385 7000
- E: hammersmith@lawsonrutter.com

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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.









Ground Floor

KEY: CH = Ceiling Height

Restricted Head Height