

Kinnoul Road

Hammersmith, London, W6

 LAWSONRUTTER





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O.I.E.O: £999,950

A superb, recently refurbished two/three bedroom, three bathroom, split-level period maisonette with an outstanding 20'5 x 14'9 kitchen/breakfast room and private rear garden located on this popular residential road. The accommodation comprises a 13'2 x 11'7 bay fronted living room with period fireplace, plantation shutters and wooden floors, a 11'1 x 9'10 dining room (which can also be used as a bedroom), an exceptional kitchen with crittall windows and doors opening onto the garden, a separate shower room and two generous double bedrooms (one en-suite). 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, Sam's Brasserie and The Crabtree Pub. Share of Freehold.

Superb, recently refurbished two/three bedroom split-level period maisonette

Popular location | Bay fronted living room with period fireplace | Exceptional Kitchen/breakfast room

Private rear garden | Close to Queens Club and walking distance to River Thames | Three bathrooms

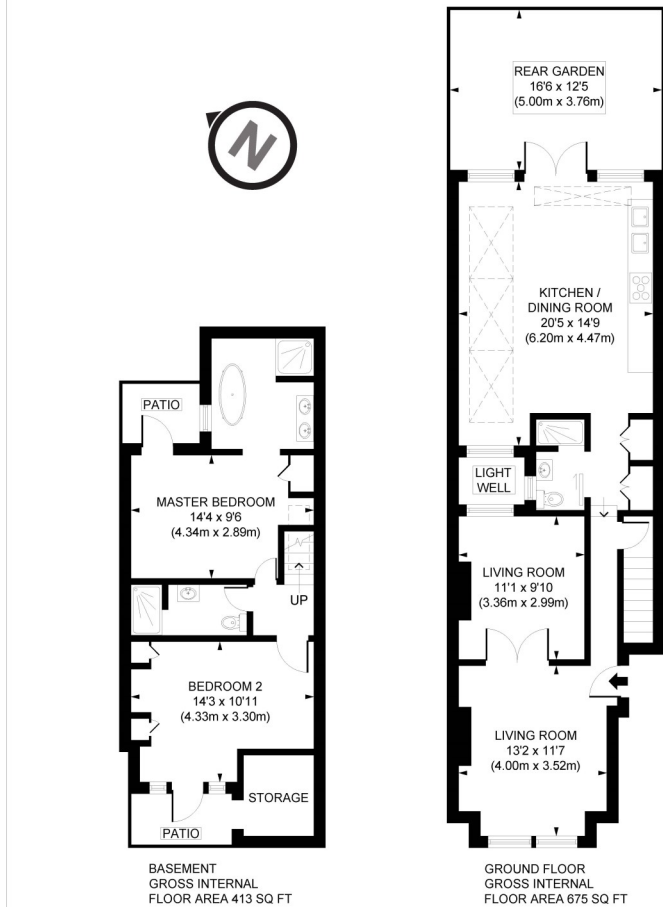
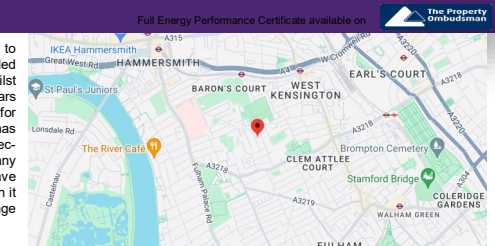
Close to transport & numerous amenities | 1088 Sq. Ft. (101.08 Sq. M.) Share of Freehold

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

T: 020 7385 7000
E: 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.



Kinnoul Road, W6
Approximate Gross Internal Area
101.08 SQ.M / 1088 SQ.FT

KEY: *Restricted Head Height*

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

