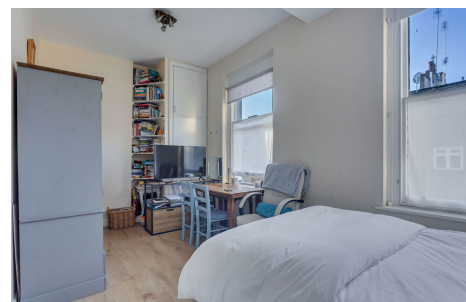




Lakeside Road, Brook Green, London, W14

£225,000

1 1

This charming first-floor studio flat offers a bright and airy living space, making it a great opportunity for investors and first-time buyers alike.

The property benefits from two large sash windows that flood the studio with natural light, complemented by impressively high ceilings. The L-shaped studio room has been cleverly designed to maximise functionality, seamlessly integrating a well-appointed kitchen area with ample worktop space and cabinetry.

Additional features include efficient gas central heating, ensuring comfort year-round, and a layout that lends itself to both relaxation and productivity. Located moments from the amenities of Shepherd's Bush and Brook Green, with excellent transport links via Kensington Olympia and Hammersmith, this property combines period charm with urban convenience in one of West London's most desirable postcodes.

Floor Area

291 sq. ft.

Tenure

Leasehold - 60 years remaining

Service Charge

£927.73 per annum

Ground Rent

£25 per annum

- QUOTE REF AR0255
- Leasehold - 60 years remaining
- 291 sq ft of accommodation
- Modern fully tiled bathroom
- Gas central heating
- Chain-free | Ideal investment
- Bright studio with large sash windows and high ceilings
- Smart L-shaped layout
- Plenty of built-in storage
- Great location near Shepherd's Bush and transport links



Lakeside Road, London, W14

APPROX. GROSS INTERNAL AREA: 27.1 m² ... 291 ft²



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		78
(55-68) D	68	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	



All attempts have been made to ensure the accuracy of this floor plan.
All measurements of doors, windows, opening directions, room measurements are approximate and no responsibility is taken for any error, omission or misstatement. This plan is for display purposes only and not to scale.
The total floor area is not a guarantee, should be used as an approximation and not be used on the basis of valuation.