

ALEXANDER
STEER

ARCHEL ROAD, W14

£1,250,000

SHARE OF FREEHOLD



PROPERTY FEATURES

- Over 1,200sqft (117sqmts)
- Split Level Maisonette with Own Entrance
- Two Private Balconies
- Three Double Bedrooms & Three Bathrooms
- No Onward Chain
- Share of Freehold



ARCHEL ROAD

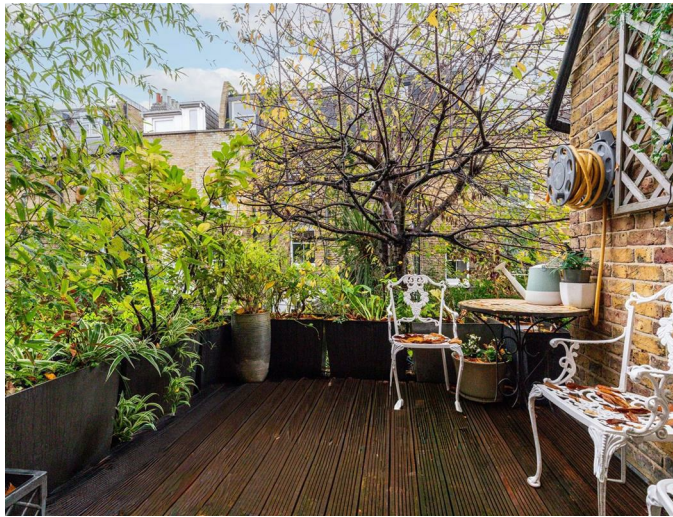
£1,250,000

A wonderful, duplex conversion flat situated within a striking Victorian building in the heart of Barons Court.

Arranged over three floors and offering over 1,200sqft (117sqmts) of living space this exceptional and spacious maisonette has been fully refurbished by the current owner and has been well designed to suit modern living. Entering through your own private entrance, and through what would have been the front door to the original house you have a bright hall that leads off to the left through bespoke designed wooden sliding doors into a spacious separate reception room with a south facing bay window allowing for plenty of natural light. To the rear of this floor is a large separate kitchen with attractive two tone cabinetry and complete with fitted appliances. Accessed via a set of French doors from the kitchen there is a private terrace that gets lots of natural light. There is also a fully renovated shower room that serves this floor. Upstairs on the first floor you have two generous double bedrooms both either benefitting from built in storage or with plenty of space to add some if required and a family bathroom that has been fully renovated. On the second floor, within the converted loft space you have a third large double bedroom benefitting from its own en suite shower room, built in storage and Juliet balcony off of the half landing. This excellent property is offered to the market with a share of the freehold and no onward chain.

Archel Road is a quiet, tree lined street filled with attractive, uniform Victorian architecture and only moments from the famous Queens Tennis Club known globally for its annual lawn tennis championship. Located only several streets away from West Kensington and Barons Court Underground Stations (District and Piccadilly Lines), the property offers excellent connections in and out of the city and to Heathrow airport. There is a selection of amenities available on nearby North End Road and a short walk away in Munster Village.





CALL US ON

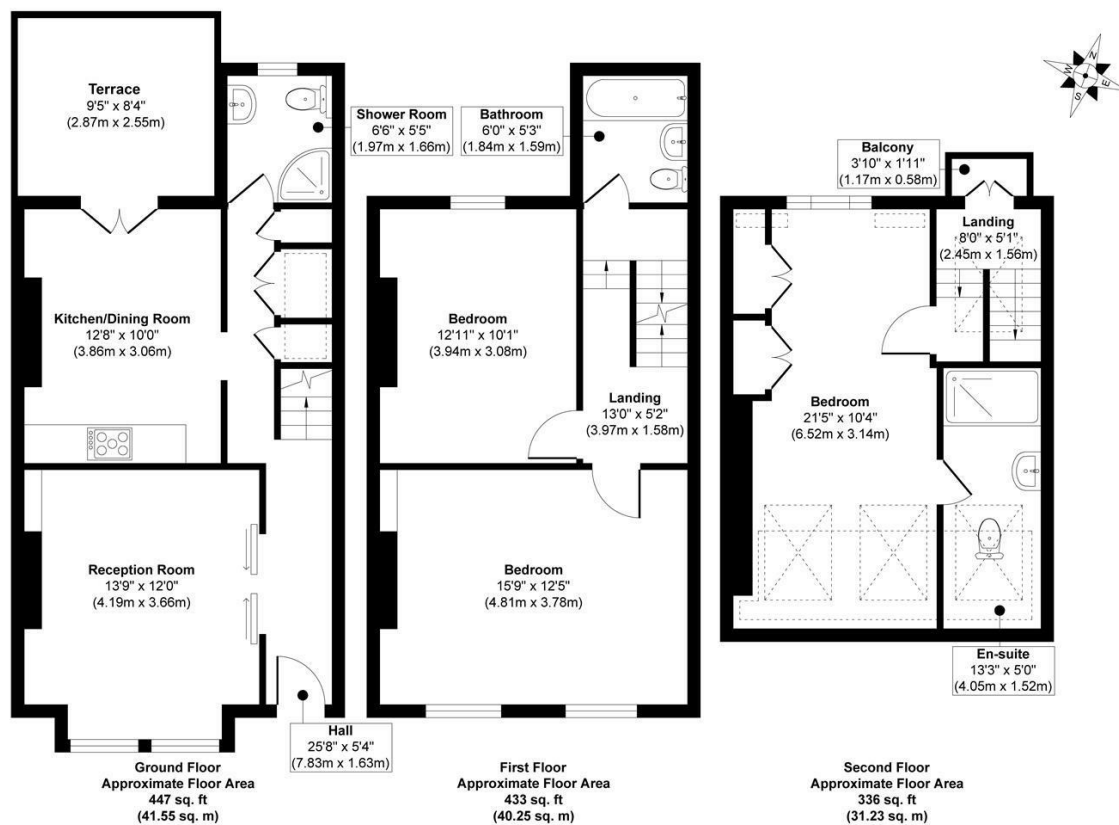
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Council Tax Band

E



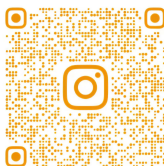
Approx. Gross Internal Floor Area 1259 sq. ft / 116.96 sq. m

Illustration for identification purposes only, measurements are approximate, not to scale.

Produced by Elements Property

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	77	80
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.



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