



**Church Court, Dalling Road, London W6 0EU**

## welcome to Church Court Dalling Road, London

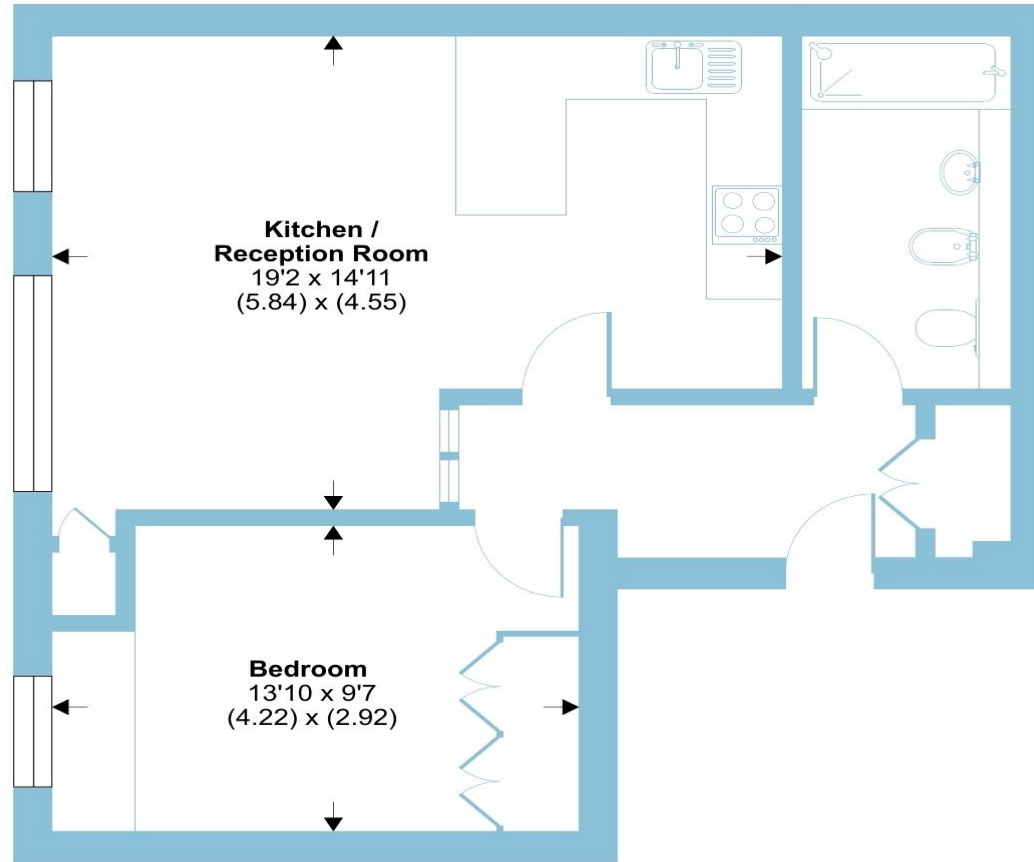
An immaculately presented one bedroom first floor apartment, situated on Dalling Road which is well located for excellent transport links and local amenities in Brackenbury Village, with the beautiful Ravenscourt Park just 150 metres away.



# Church Court, Dalling Road, London, W6

Approximate Area = 535 sq ft / 49.7 sq m

For identification only - Not to scale



**FIRST FLOOR**



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). ©nchecon 2023. Produced for Barnard Marcus. REF: 1050488



## welcome to Church Court, Dalling Road, London

- Double bedroom with built in wardrobes
- Open plan reception/diner/fitted kitchen
- Brackenbury Village
- Chain free
- New lease

Tenure: Leasehold EPC Rating: C

# £475,000



**view this property online** [barnardmarcus.co.uk/Property/WKT106920](https://www.barnardmarcus.co.uk/Property/WKT106920)

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.



Property Ref:  
WKT106920 - 0002

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Please note the marker reflects the  
postcode not the actual property

  
barnard marcus



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