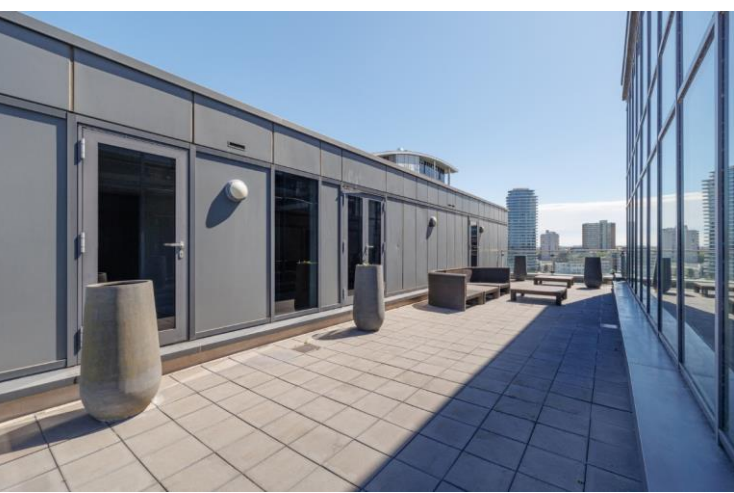




Courtyard House
Imperial Wharf, SW6





An incredible duplex Penthouse apartment arranged on the seventh floor as a 39ft reception space with River facing balcony, dining room and separate kitchen. A grand staircase leads to the eighth floor which provides three double bedrooms, three bathrooms and access to a large 52ft private roof terrace. The apartment benefits from built in wardrobes throughout and underground parking.

Imperial Wharf lies on the banks of the River Thames on the border of Fulham and Chelsea and comprises of residential flats and a number of shops and high end restaurants. Further on site amenities include a concierge service, extensive communal gardens and a riverside walk forming part of the Thames Path.

- Seventh/eighth floor Penthouse apartment
- Reception room, balcony, dining room, kitchen
- Three double bedrooms, three bathrooms
- 52ft private roof terrace, underground parking

Asking Price £2,150,000

Energy Efficiency Rating		
Energy efficient - lower running costs	Current	Potential
90-100 A		
81-89 B		
69-80 C	74	74
55-68 D		
49-54 E		
45-48 F		
35-39 G		
Not energy efficient - higher running costs		
England, Scotland & Wales EU Directive 2002/91/EC		

Tenure: Leasehold 974 years 3 months
Service Charge: £12,624 pa
Ground Rent: £425 pa
Local Authority: Hammersmith & Fulham
Council Tax Band: H

Chestertons Fulham Road Sales

654 Fulham Road
 Fulham
 London
 SW6 5RU

fulham@chestertons.co.uk
 020 7384 9898

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Approximate gross internal area

242.38 sq m / 2609 sq ft

Key :
CH - Ceiling Height



Seventh Floor

Eighth Floor

The floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only.
The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced, it must not be relied on.
If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.

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