

# Averill Street,

Hammersmith, London, W6





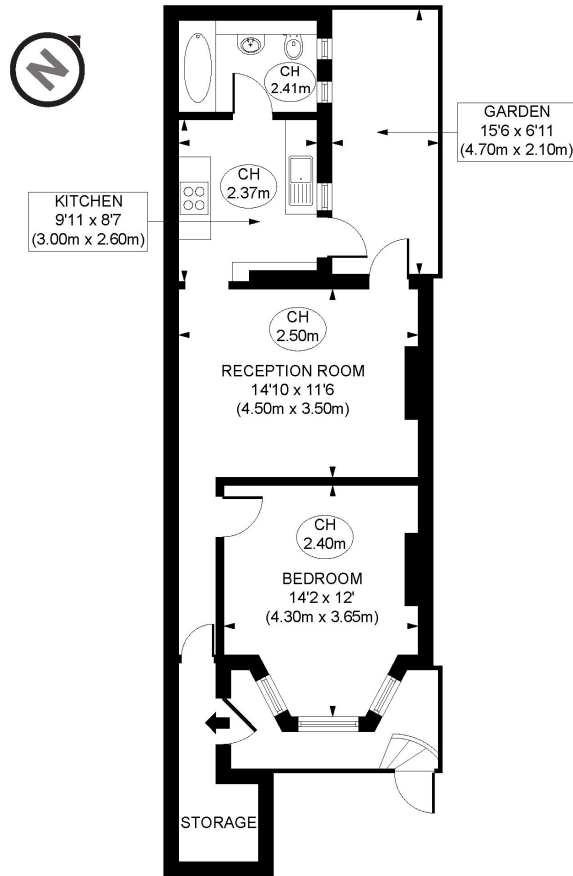


## Averill Street

Hammersmith, London, W6

Price Guide: £415,000

A stunning recently refurbished one bedroom flat with a private patio, located on a popular tree lined residential road within an 8 – 10 minute walk to both Hammersmith and Barons Court underground stations. The flat, which benefits from its' own front door, comprises a generous 14'2 x 12' bay fronted bedroom, a spacious 14'10 x 11'6 living room with access to the patio, a stylish fully fitted kitchen with wooden work top, a lovely modern bathroom suite with overhead shower, and generous storage areas. The patio is ideal for a BBQ and small table and chairs. Averill Street is a short walk to the river and Thames Path, the excellent shopping and amenities at Hammersmith Broadway, Hammersmith Apollo as well as all the new bars and restaurants at the Fulham Reach and Riverside Studios developments, including Brasserie Blanc, Sam's Riverside, The Crabtree gastropub, The Blue Boat and many more. There is also a short walk to Waitrose, Sainsbury's, Co-Op, Café Nero and Pret-a-Manger. Share of Freehold. No onward chain.



LOWER GROUND FLOOR

Averill Street, W6  
Approximate Gross Internal Area  
49.75 SQ. M / 536 SQ. FT

KEY: 'Restricted Head Height'

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

Stunning, recently refurbished one bedroom flat on popular tree lined residential road

Own front door | Spacious living room with carpeted flooring | Stylish kitchen | Modern bathroom

Private patio garden | Short walk to River Thames & excellent shopping at Hammersmith Broadway

Close to transport & numerous amenities | 536 Sq. Ft. (49.75 Sq. M.) No onward chain

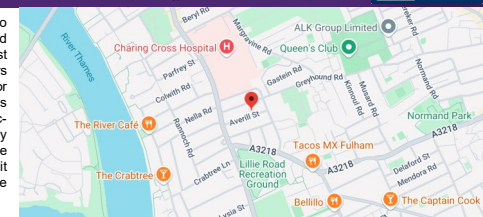
All viewings by appointment  
through our **Hammersmith Office**:

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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.



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2023**

**GOLD WINNER**

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