

Biscay Road.

Hammersmith, London, W6

 LAWSONRUTTER





Biscay Road, W6

Approximate Gross Internal Area

138.20 SQ.M / 1488 SQ.FT (Including Restricted Height Area & Eaves)
126.66 SQ.M / 1363 SQ.FT (Excluding Restricted Height Area & Eaves)

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

Biscay Road Hammersmith, London, W6

Price Guide: £1,150,000

A fantastic opportunity to acquire this charming three double bedroom home in one of Hammersmith's desired residential roads. The accommodation comprises of a large double reception room leading onto the 21 x 14'5 kitchen dining room and a secluded garden. Two large bedrooms and a fabulous white bathroom suite (with a bath and shower) are located on the first floor and a further bedroom (en-suite) on the top floor. There is potential to increase the size of the property and a possible fourth bedroom with a second floor rear addition (Subject to Planning Permission). The property also has a very useful cellar perfect for storage or could be made into a utility room. Biscay Road is a short walk to the river and Thames Path, the excellent shopping and amenities at Hammersmith Broadway, as well as all the new bars and restaurants at the Fulham Reach and Riverside Studios developments, including The River Café, Brasserie Blanc, Sam's Riverside, The Crabtree gastropub, The Blue Boat and many more. Early viewing of this unique property is highly recommended. Freehold. Chain free.

Fantastic opportunity to acquire a three double bedroom house offering fantastic scope and potential

Desired residential road | Double reception room | Kitchen/dining room | Two bathrooms (one en suite)

Secluded garden | Short walk to River Thames towpath | No onward chain

Close to transport & a variety of amenities | 1488 Sq. Ft. (138.20 Sq. M.) Freehold

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

T: 020 7385 7000
E: hammersmith@lawsonrutter.com

192 Fulham Palace Road, London
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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