



## The Grove, London W6

**A new build, two bedroom flat providing 829 sq ft of accommodation, set on the first floor of this new build block of flats, lift access and a private west facing terrace.**

Spacious two double bedroom flat.

Reception room with open plan modern integrated kitchen.

West facing private terrace.

Spacious Bathroom and an en-suit shower room.

Well located for ease of access to Goldhawk Road, Shepherd's Bush and Hammersmith underground stations (Central, Circle, Hammersmith & City, District and Piccadilly lines).

Short walk from shopping amenities in the well renowned Westfield shopping complex.

**Asking Price: £750,000 Long Leasehold**

020 8743 1166

[sales@kerrandco.com](mailto:sales@kerrandco.com)

020 8743 4332

[lettings@kerrandco.com](mailto:lettings@kerrandco.com)

[www.kerrandco.com](http://www.kerrandco.com)

# APARTMENT 6

CHAPLIN APARTMENTS



2 BEDROOM  
APARTMENT

77 SQM / 829 SQFT

Kitchen/Living/Dining	9.5 x 4.5m	31' 2" x 14' 9"
Bedroom 1	3.0 x 3.9m	9' 10" x 12' 9"
Bedroom 2	3.4 x 3.1m	11' 1" x 5' 3"
Terrace	3.3 x 1.8m	10' 10" x 5' 11"

**The Grove W6**

Asking Price: £750,000

Two bedroom new build flat

Approximate gross internal floor area: 829 Sq.

Ft. / 77 Sq. M.

**Tenure:** New lease of 250 years

**Service Charge and Ground Rent:** £2,168.96 and peppercorn

Service charge covers Building insurance, communal electricity, repairs and maintenance, accounting and management.

**Local Authority:** LBHF

**Council Tax:** TBC

**Parking:** Car free scheme

**Accessibility:** Internal stairs and lift access to all levels

**Connected services / utilities:** Mains water and drainage, electricity, telephone and broadband (both fibre and cable available locally).

**Heating:** District heating system providing hot water and heating via radiators

**Flood risk:** Ask Agent

The Grove | W6 FLOORPLANS & SPECIFICATIONS

