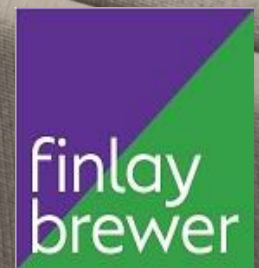




Minford Gardens W14



Minford Gardens W14

3 DOUBLE BEDROOMS
FULL WIDTH RECEPTION
KITCHEN
BATHROOM
SHOWER ROOM
ROOF TERRACE
STUDY/BEDROOM 4
EPC RATING C / COUNCIL TAX BAND E
LEASE LENGTH: 994 YEAR APX
BUILDING INSURANCE: £550 PA APX

An immaculate, contemporary 3/4 bedroom maisonette occupying three floors of a handsome Victorian building with excellent living/entertaining space and a decked roof terrace. The full width reception to the front of the first floor has 3 sash windows, enjoys a southerly aspect and has beautiful herringbone wood flooring. The well-appointed Shaker style kitchen has excellent storage and integrated appliances. There is generous bathroom with walk in shower and stand-alone bath on the half landing leading to the second floor. There are 2 good size double bedrooms on the 2nd floor including the fabulous full width principal bedroom with built-in cupboards and 3 sash windows. The decked roof terrace is accessed via the top floor half landing, beyond which is the third double bedroom and shower room. The 4th bedroom/study is next to the entrance on the 1st floor half landing.

This well-configured property of approximately 1200 sq ft is beautifully presented, flooded with light and can truly be moved into without further expense. Additionally it is very well located for the amenities and transport links at Shepherd's Bush Green.

PRICE GUIDE £1,175,000
LEASEHOLD - SHARE OF FREEHOLD

SUBJECT TO CONTRACT





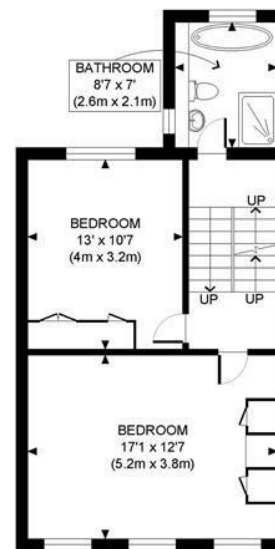




MINFORD GARDENS, W14



FIRST FLOOR
GROSS INTERNAL
FLOOR AREA 496 SQ FT



SECOND FLOOR
GROSS INTERNAL
FLOOR AREA 510 SQ FT



THIRD FLOOR
GROSS INTERNAL
FLOOR AREA 218 SQ FT

APPROX. GROSS INTERNAL FLOOR AREA: 1224 SQ FT/ 114 SQM



PROPERTY PHOTO PLANS CO.UK
ONE STOP SHOP FOR PROPERTY MARKETING

This plan is for illustrative purposes only and should be used as such by any prospective client. Whilst every attempt has been made to ensure the accuracy of the Floor Plan contained here, measurements of the doors, windows, rooms and any other items are approximate and no responsibility is taken for any errors, omissions, or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to the operability or efficiency can be given.