



Queens Wharf  
2 Crisp Road, W6

CHESTERTONS





A lovely 3 bedroom, 3 bathroom apartment in Queens Wharf offering 1247 sqft of living space. The flat is located on the sixth floor to overlook the Thames River and private garden atrium via three South and North facing balconies surrounding the perimeter, offering morning and evening sunshine. The apartment boasts three spacious double bedrooms, with two of the bedrooms including beautiful en suite bathrooms. The main living area bestows an open plan space, that includes the kitchen, dining area, and reception, with floor to ceiling windows that allow for a bright and airy atmosphere. In addition to this, the flat offers ample storage space via spacious cupboards and wardrobes.

The flat is conveniently accessible by multiple lifts, and benefits from its own underground parking allocation, as well as a secure bike storage space. In addition to this, there are several desirable amenities, including a 24-hour concierge, and stunning rooftop terrace, perfect for entertaining and enjoying the panoramic views of the Thames.

Located just moments away from Hammersmith Underground Station, this property offers convenience in a highly desirable location, while also providing security, comfort, and luxury. This is a leasehold property, expiring in 991 years.

- 3 bedrooms, 3 bathrooms
- Stunning view of the Thames River
- 3 North and South facing balconies around the perimeter of the flat
- Private parking space
- Spacious, open-plan kitchen, dining, and reception area
- 1247 sqft

Asking Price £1550,000

Energy Efficiency Rating		Current	Potential
90-100	A		
81-89	B	88	88
69-80	C		
55-68	D		
49-54	E		
37-48	F		
1-36	G		

Not energy efficient - higher running costs

England, Scotland & Wales EU Directive 2002/91/EC

**Tenure:** Leasehold expiring in 991 years  
**Service Charge:** £12,250 PA approx.  
**Ground Rent:** £800 PA approx.  
**Local Authority:** Hammersmith & Fulham  
**Council Tax Band:** H

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# Queens Wharf, W6

Approximate gross internal area  
115.87 sq m / 1247 sq ft

Key :  
CH - Ceiling Height



## Sixth Floor

Not to scale, for guidance only and must not be relied upon as a statement of fact.  
All measurements and areas are approximate only

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