



Alder Lodge
73 Stevenage Road, SW6





A spacious penthouse level apartment, extending to nearly 1750 square feet plus a large wraparound terrace, ideal for entertaining in the summer months.

The accommodation currently consists of a large hallway, providing access to all principal rooms. Furthermore, there is a large partitioned open plan reception/dining room, modern kitchen, utility room, three bedrooms, two bathrooms and the aforementioned wrap around roof terrace.

The property is perfectly located beside River, where the Thames Pathway leads to Bishops Park, one of Fulham's largest green spaces. Also close by is the popular 'Crabtree' gastro pub and 'River Cafe' restaurant. The closest underground station is Hammersmith (Piccadilly, District, Hammersmith & City) and there are also frequent bus routes on Fulham Palace Road linking the property to major locations.

- Spacious penthouse apartment
- Partitioned open plan reception/dining room
- Separate modern kitchen & further utility room
- Three bedrooms, two bathrooms
- Large wraparound terrace, ideal for entertaining
- Two underground parking spaces

Asking Price £1,595,000

Energy Efficiency Rating		
	Current	Potential
92-100 A		
81-91 B		
69-80 C		
55-68 D		
49-54 E	49	55
45-48 F		
35-39 G		

Not energy efficient - higher running costs

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

Tenure: Share of Freehold
Service Charge: £10,800 PA.
Ground Rent: Peppercorn (A red rose on a summers' day).
Local Authority: Hammersmith & Fulham
Council Tax Band: G

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Approximate gross internal area

160.90 sq m / 1732 sq ft

Key :
CH - Ceiling Height



Fourth 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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