



## Westworth House, The Kingsley, Down Place, W6

Asking price **£325,000** | Leasehold



# Westworth House, The Kingsley, Down Place, W6



Studio



1 Bathroom



1 Reception



Local Amenities



Nearby Parks



Daytime Concierge  
Service



0.2 MI  
Hammersmith

A smart, first floor studio apartment in The Kingsley, a boutique development in a vibrant West London's neighbourhood close to amenities of Hammersmith. Set back from the high street, the property measures approx. 330 sq ft of light stylishly designed living space. It comprises a modern kitchen, ample living/ bedroom area and a generously bathroom. Features include large glazing and Juliet balcony, underfloor heating, bespoke cabinetry, high quality appliances, modern bathroom tiling and built-in storage cupboards.

Residents have access to a Daytime Porter Monday

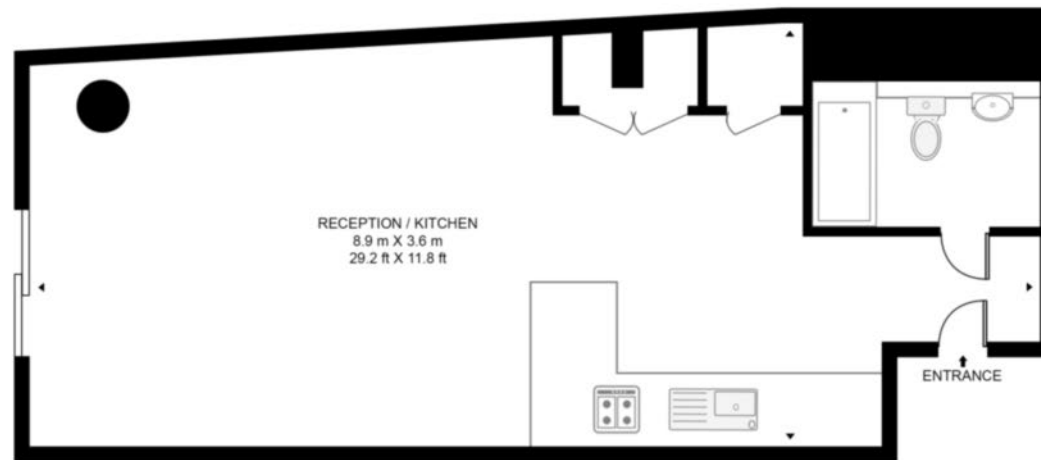
to Friday 7am to 1pm. With Hammersmith Station just a 5min walk away, access to the Piccadilly, District and Circle lines could not be simpler. From there Victoria, Euston and Kings Cross St Pancras can be reached in just, 14, 22 and 24 mins respectively and Heathrow Airport is just a 32min journey. The potential for shopping from this property is excellent with Harrods, Oxford Circus and Bond Street all 10, 18 and 20mins away respectively. Finally, with Hyde Park and Richmond Park just 10 and 14 mins away, access to open green space is easy.

<b>Tenure:</b>	Leasehold (990 years remaining)	<b>Local Authority:</b>	Hammersmith and Fulham London
<b>Ground Rent:</b>	£400 p.a.	<b>Council Tax Band:</b>	C
<b>Service Charge:</b>	£2,926.66 p.a.	<b>EPC:</b>	C

# Floorplan

330 sq ft | 30.7 sq m

**WESTWORTH HOUSE, THE KINGSLEY, W6**  
APPROXIMATE GROSS INTERNAL FLOOR AREA 334 SQ.FT (31 SQ.M)



Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of door, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission, or mis-statement. The plan for illustrative purposes only and should be used as such by any prospective purchaser. The services, system and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.

## City & Aldgate

122 Whitechapel High Street, London, E1 7PT

## Sales

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## We're here to help.

IMPORTANT NOTICE - These particulars have been prepared in good faith and they are not intended to constitute part of an offer or contract. We have not performed a structural survey on this property and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide and should not be relied upon.

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