

Rosebank

Holyport Road, SW6

CHESTERTONS











A bright, 2-bedroom, 12th floor apartment with outstanding panoramic river views from every room.

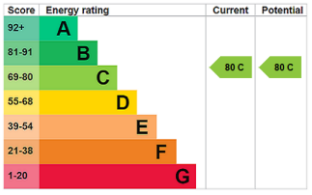
The property offers a large west facing reception with door onto a heated terrace with breathtaking views, a well fitted kitchen, two double bedrooms with built in cupboards, two bathrooms, private parking, and storeroom within the communal basement. The building also has access from communal gardens directly to the river path via private gates.

The property is located within the Crabtree Estate and is close to the extremely popular gastro pub 'The Crabtree', the renowned restaurant 'The River Cafe' and the many other restaurants and cafes dotted along the Fulham Palace Road. The property is within easy walking distance of the Thames Path which leads you to wonderful green space of Bishops Park, one of Fulham's best parks which has a new children's play area.

Nearby there are some good local schools including the French schools, l'Ecole des Petits and L'Ecole Marie d'Orliac, and also Fulham Prep, Kensington Prep for Girls, Lady Margaret's and Parsons green Prep all within a short distance of the property. The closest underground station is Hammersmith Broadway (Piccadilly, District, Hammersmith and City Lines, Zone 2) There is a large selection of good bus routes linking the property to major

- 12th floor (penultimate) apartment
- Totalling approximately 1010 sq ft
- Rare views across the Thames to Barnes Wetlands
- Terrace, private parking, and storeroom

Asking Price £750,000



Tenure: Share of Freehold 947 years 5 months
Service Charge: £ 4185. 59 - paid half yearly, including reserve fund contribution, heating and hot water.
Ground Rent: £0
Local Authority: Hammersmith & Fulham
Council Tax Band: F

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Approximate gross internal area

93.83 sq m / 1010 sq ft



Twelfth Floor

The floor plan is not to scale and measurements and
areas shown are approximate and therefore should be used for illustrative purposes only.
The plan has been prepared in accordance with the RICS code of Measuring Practice
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