





### **Blended expertise, purposefully applied...**

We are a Chiswick based residential property consultancy that provides in-depth experience in the disciplines of estate agency, residential lettings, property management, property staging and interior design – a blend of expertise not commonly found in estate and lettings agency businesses. Having this multi-faceted capability enables us to deliver success to our clients that are seeking a more bespoke and discreet experience than typically offered by high street estate or lettings agents.

### **Clients value our integrity, energy, expertise and unbiased advice...**

The core values of our business are; integrity, clarity and success. Our advice and services are delivered from a trusted platform of professional qualification, experience, dedication and a wealth of in-depth knowledge. This thorough, yet innovative approach to everything that we do has resulted in a strong track record, as evidenced by consistent results and unquestionable success.

### **What is the new meaning of Bespoke?...**

We work with an adaptable approach to our processes to suit individual clients requirements. For example; many of our clients want to avoid public promotion and seek discreet introductions. Over 70% of our transactions are completed without public marketing. We spend less time promoting ourselves and more time combining modern online marketing with a lifetime of networking to introduce the right person in the right way.

### **More doesn't mean more...**

We consciously keep our active portfolio compact, so that we can successfully apply the time, high levels of detail, attention and management you require and deserve whilst achieving our joint objective, success.





## FITZROY CRESCENT, W4

---

A well presented, 1681 Sq Ft / 156 Sq M, four bedroom family house that features a 30' double reception room, further first floor reception, three bathrooms and a lovely south facing garden.

The complete accommodation comprises: entrance hallway, ground floor 30'9 double reception, kitchen, guest cloakroom and store room.

Stairs to first floor.

Elegant 18'3 first floor reception with double doors to ornamental balcony, two double bedrooms and shower room.

Stairs to second floor.

17'9 master bedroom with en-suite bathroom and built-in wardrobes, guest bedroom with en-suite bathroom.

Gardens

A well presented 43' south facing garden with side access.

Fitzroy Crescent is located within an exclusive award winning private development in the area of Chiswick known as Grove Park. The area offers a wide selection of amenities including Chiswick House & Gardens, local restaurants and bistro pubs, sports & health clubs and excellent transport connections into and out of town including Chiswick BR Station which is direct to Waterloo.

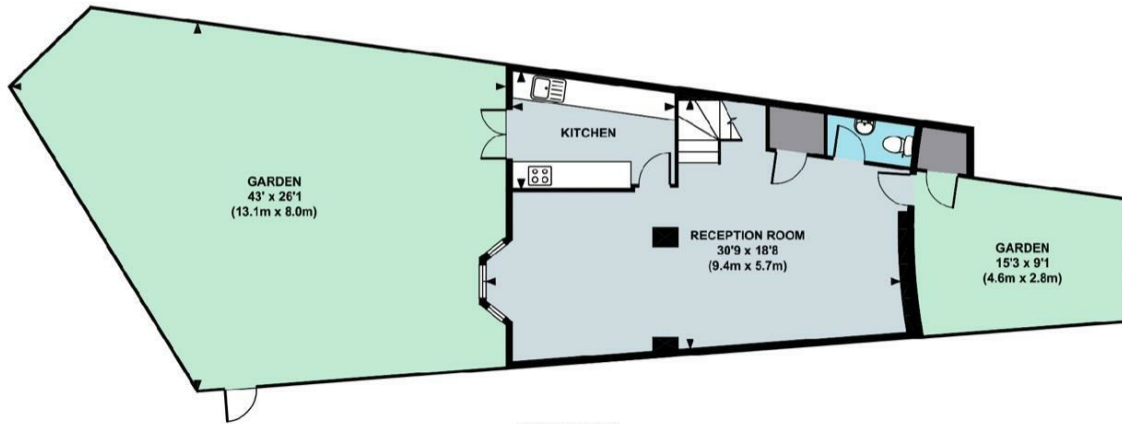
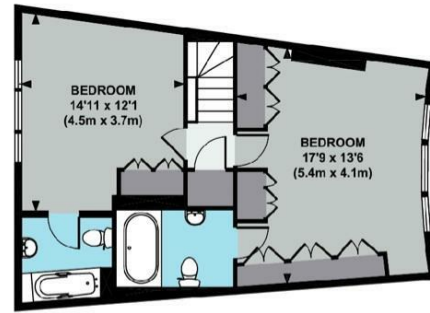
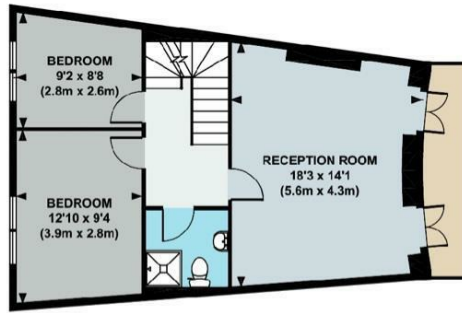












**APPROX. GROSS INTERNAL FLOOR AREA 1681 SQ FT / 156 SQ M**

Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © Red i 2021

Produced for illustration purposes and may not truly reflect design or dimensions and should not be used for valuation, condition or design purposes.



