

STURGES
LONDON

Shorrolds Road, Fulham

£530,000 Leasehold









- **Light & Bright 2 Double Bedroom Flat**
- **Attractive Dual Aspect Reception Room**
- **Separate Galley Kitchen**
- **Large Bathroom**
- **Approximately 500 sq ft [46 sq m]**
- **First Floor with High Ceilings**
- **Attractive Converted Period Building**
- **Extremely Well Located for Fulham Broadway & Parsons Green**

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A charming and comfortable 2 bedroom apartment forming the first floor of this attractive end of terrace building located in the heart of Fulham within easy reach of the extensive amenities of both Fulham Broadway and Parsons Green.

This unusually light & bright property offers well proportioned accommodation, extending to approximately 500 sq ft [46 sq m],including a most attractive dual aspect reception room with lovely wooden floors, separate galley kitchen, a large, pretty bathroom and the two spacious double bedrooms (one currently used a dining room).

The location of the property allows for momentary access to the extensive amenities of nearby Fulham Broadway with its Waitrose Store, recently opened M&S Food Store, Vue Cinema and popular David Lloyd gym as well as Fulham Broadway underground station (District Line). Parsons Green and Fulham Road with their additionally extensive choice of shops, bars and restaurants are also located nearby.

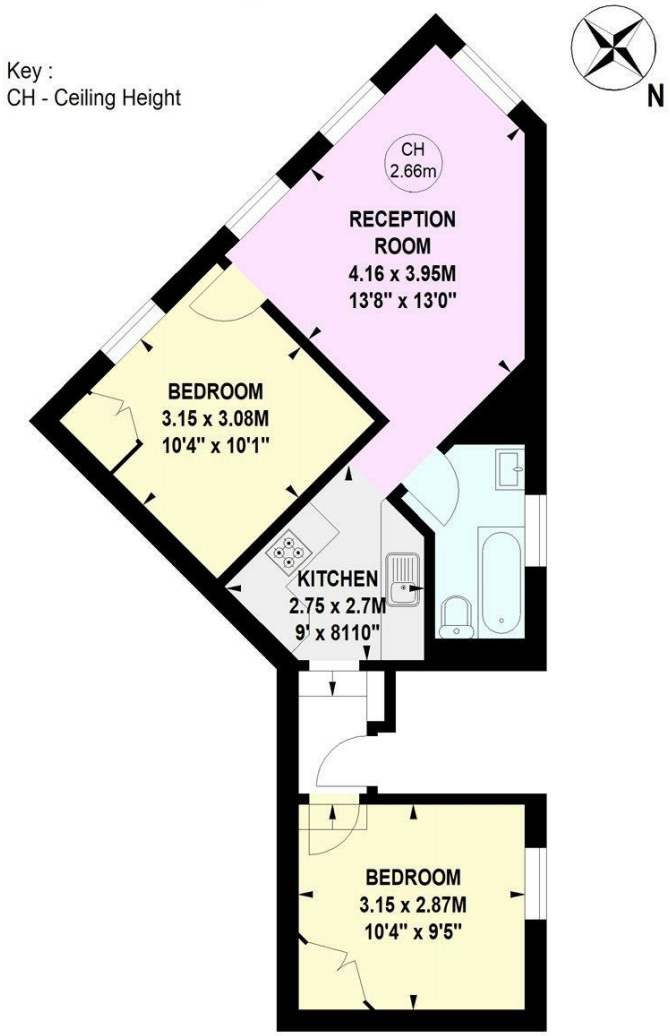
Local Authority: London Borough of Hammersmith & Fulham
Council Tax Band: D

Lease: Approx. 172 years remaining
Service Charges: £TBC
Ground Rent: £TBC

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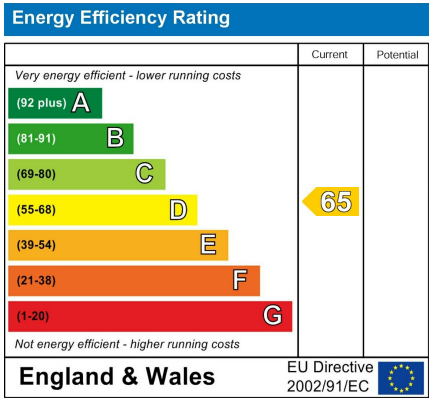
Approximate gross internal area

46.45 sq m / 500 sq ft



First 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 and whilst we have confidence in the information produced, it must not be relied on. If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.



For more information, please contact:

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.