



Fairholme Road
Barons Court, W14

CHESTERTONS





A fully let freehold investment with a current gross yield of 5.3% with significant uplift potential, walking distance to the world-famous Queens Club.

Offered for sale with tenants in situ, the existing building comprises of three separate apartments held on one title. These apartments consist of a lower ground floor two-bedroom apartment, first floor one bedroom apartment & a split level first and second floor four-bedroom apartment. The current passing rent is £7,950, though these rents haven't been reviewed in some time.

The property is perfectly located in the heart of Barons Court, between both Barons Court and West Kensington underground stations. Open green space can be found nearby at Normand Park where the Virgin Active gym and Fulham swimming pool are located. Also situated nearby is the world-famous Queens Club Tennis club.

- Freehold investment
- Three fully let apartments
- 5.3% Gross Yield, with significant uplift potential
- Walking distance to the world famous queens club

Asking Price £1,800,000

Energy Efficiency Rating		Current	Potential
90-100	A		
81-89	B		
72-80	C		
63-71	D	53	70
54-62	E		
45-53	F		
35-44	G		

Not energy efficient - higher running costs

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

Tenure: Freehold

Local Authority: Hammersmith & Fulham

Council Tax Band: NA

Chestertons Parsons Green Sales

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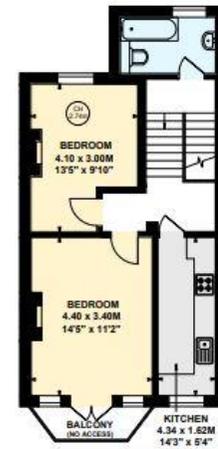
020 7731 4448

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Approximate gross internal area
230.81 sq m / 2484 sq ft

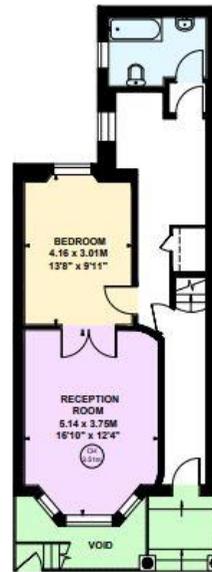
Key :
CH - Ceiling Height



Second Floor



Lower Ground Floor



Ground Floor



First Floor

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