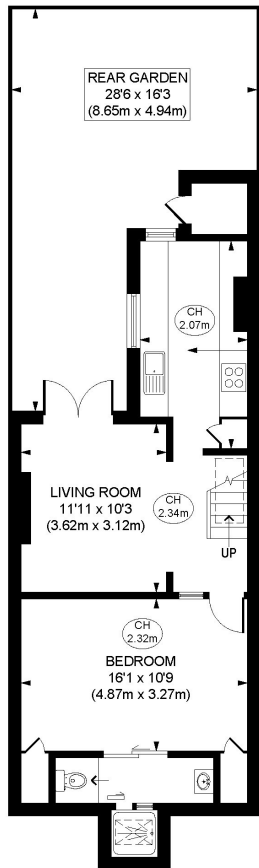


# Fulham Palace Road.

Hammersmith, London, W6





GROUND FLOOR  
GROSS INTERNAL  
FLOOR AREA 37 SQ FT

LOWER GROUND FLOOR  
GROSS INTERNAL  
FLOOR AREA 538 SQ FT

Fulham Palace Road, W6  
Approximate Gross Internal Area  
53.40 SQ.M / 575 SQ.FT

KEY: Restricted Head Height

Illustration for identification purposes only. Not to scale.  
Floor Plan Drawn According To RICS Guidelines.

## Fulham Palace Road

Hammersmith, London, W6

Price Guide: £375,000

A superb one bedroom flat with a private garden, in a popular location within an 8 – 10 minute walk to both Hammersmith and Barons Court underground stations. The flat which is larger than average at 575 sq. ft. benefits from a generous 16'3 x 11'10 living room with access to the 16'10 x 15'3 garden, a stylish fully fitted kitchen with wooden work top, a large 16'3 x 10'8 bedroom and a lovely modern bathroom suite with overhead shower. Further benefits include wood flooring and excellent storage. The garden is ideal for a BBQ and al-fresco dining. The flat is a short walk to the river and Thames Path, the excellent shopping and amenities at Hammersmith Broadway, Hammersmith Apollo as well as all the new bars and restaurants at the Fulham Reach and Riverside Studios developments, including Brasserie Blanc, Sam's Riverside, The Crabtree gastropub, The Blue Boat and many more. There is also a short walk to Waitrose, Sainsbury's, Co -Op, Café Nero and Pret-a-Manger. No onward chain.

Superb one bedroom flat measuring 575 SQ. FT in popular location

Generous living room with access to garden | Stylish fully fitted kitchen | Modern bathroom

Private garden | Short walk to River Thames | No onward chain | Excellent Hammersmith Broadway shops

Close to transport & numerous amenities | 575 Sq. Ft. (53.40 Sq. M.) Leasehold 100 + years

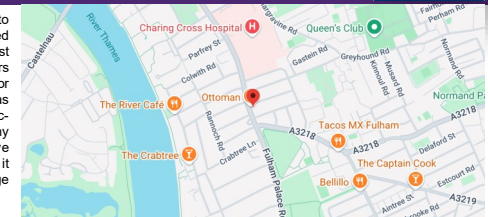
All viewings by appointment  
through our **Hammersmith Office**:

T: 020 7385 7000

E: [hammersmith@lawsonrutter.com](mailto:hammersmith@lawsonrutter.com)

192 Fulham Palace Road, London  
W6 9PA

In accordance with the Property Misdescription Act 1991, we wish to emphasise that the information given in these particulars is intended to help you decide whether you wish to view this property. Whilst every care is taken to ensure the accuracy of these particulars please note that all measurements are approximate and we are, for the accuracy of other information, reliant on what the seller has provided. We strongly recommend that you rely on your own inspections and those of your advisors to establish the details of any aspects which are of particular importance. Please note that we have not undertaken any survey of the property or the appliances within it and the buyer must rely on their own investigations prior to exchange of contracts.



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