



# FITZCLARENCE HOUSE, W11

£1,150,000

Two bedrooms  
Balcony  
Lift access  
Light and bright  
Secure building  
Excellent location

@marshandparsons  
marshandparsons.co.uk

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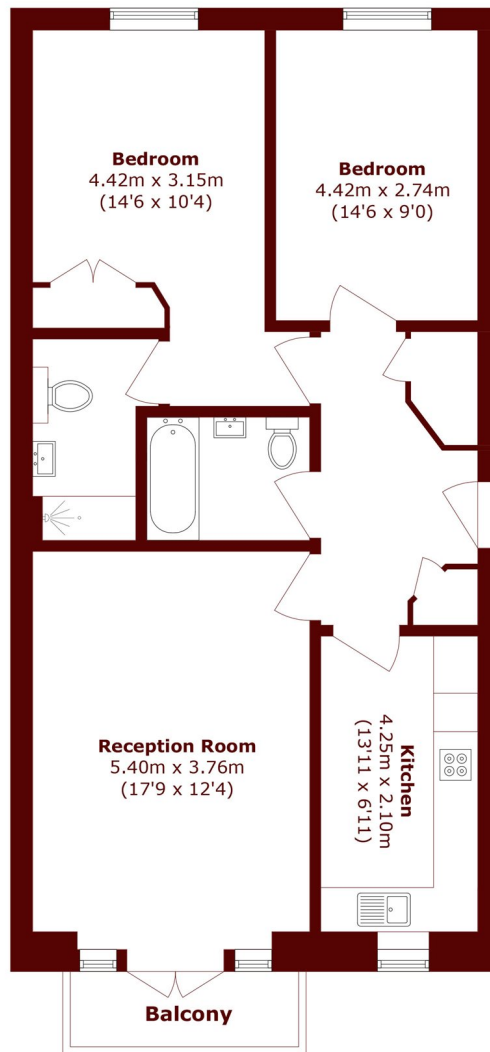
# ABOUT THE PROPERTY

This well presented flat is located on the fourth floor of Fitzclarence House; a purpose-built building with lift access. The property is finished to an excellent standard throughout and benefits from a modern, well-balanced layout.

Holland Park Avenue is superbly located for an array of cafes, restaurants, local delis and the open space of Holland Park is a short walk away.



# STEP INSIDE FITZCLARENCE HOUSE



## Fourth Floor

Total area (approx.): 77.7 sq. m (836.3 sq. ft)

Balcony area (approx.): 3.1 sq. m (33.3 sq. ft)

**Holland Park**  
020 7605 6890

Energy Rating: C We aim to make our particulars both accurate and reliable. However, they are not guaranteed; nor do they form part of an offer or contract. If you require clarification on any points then please contact us, especially if you're traveling some distance to view. Please note that appliances and heating systems have not been tested and therefore no warranties can be given as to their good working order

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