



Hurlingham Court  
Ranelagh Gardens, SW6





A bright third floor apartment arranged as an open plan kitchen/reception room with sun room, master bedroom with built in wardrobes, second double bedroom and family bathroom.

The apartment is located within the famous Hurlingham Court, which is a prestigious Riverside development built in circa 1895 and located in between the River Thames and Hurlingham Club. Putney Bridge underground station is also perfectly located 170m (approx.) from the property.

- Bright third floor apartment
- Open plan kitchen/reception room
- Two double bedrooms, bathroom
- Communal gardens, concierge

Offers In Excess Of £725,000

Energy Efficiency Rating		Current	Potential
100-105	A		83
81-100	B		
69-80	C	72	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Not energy efficient - higher running costs

England, Scotland & Wales

EU Directive 2002/91/EC

**Tenure:** Leasehold

**Service Charge:** £3915 pa (approx.)

**Ground Rent:** £50 pa (approx.)

**Local Authority:** Hammersmith and Fulham

**Council Tax Band:** E

*Chestertons Fulham Road Sales*

654 Fulham Road

Fulham

London

SW6 5RU

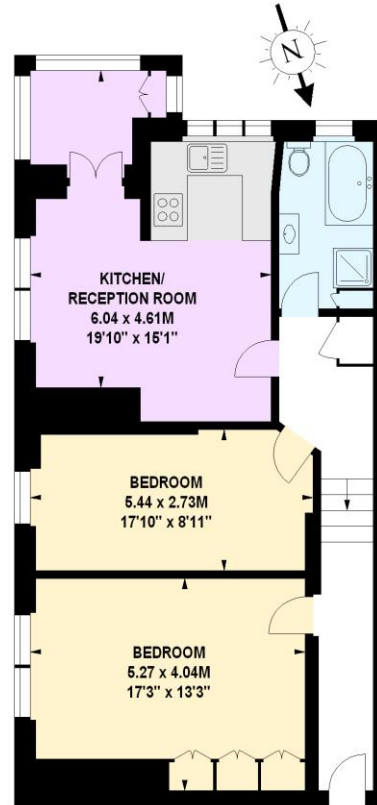
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## Hurlingham Court, SW6

Approximate gross internal area

84.35 sq m / 908 sq ft



### Third 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 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.

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