



STURGES
LONDON

North End Road, Fulham Broadway
£650,000 Leasehold - Share of Freehold



- 2 Bedroom, 2 Bathroom Garden Flat
- 19' Kitchen/Reception Room
- Private South Facing Patio/Garden
- High Specification, Modern Finish
- Approximately 761 sq ft [70 sq m]
- On Street Parking permit
- Long 989 year lease
- Incredible Location moments from Fulham Broadway.



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A split-level, spacious and modern 2 double bedroom, 2 bathroom apartment on the Ground & Lower Ground Floors of this recently developed building well located for nearby Fulham Broadway.

This apartment benefits from a private patio garden, large 19' open-plan kitchen/ reception room and there is also a secondary set off outside space off one of the bedrooms. The property benefits from being in a recently refurbished building, with modern finishes. It also comes with a permit parking which is a rare find for this style of building.

There are a fantastic selection of shops, supermarkets, restaurants and cafes on the property doorstep. Including, Gail's bakery, large Waitrose, Vaga Bond and a variety of independent green grocers and butcher shops.

It is very closely situated to the hugely popular David Lloyd Gym and Pure Gyms, to Vue Cinema and a choice of local bars & restaurants. Fulham Broadway Underground Station (District Line) is circa. 0.25 miles away

Local Authority: London Borough of Hammersmith & Fulham

Council Tax Band: E

Lease: Approximately 989 years remaining

Service Charges: To Be Confirmed

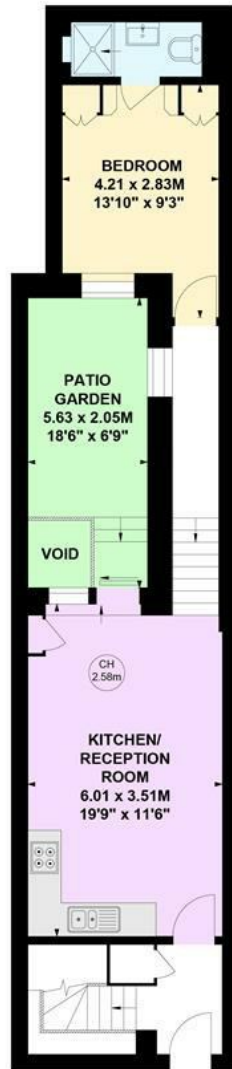
Ground Rent: To Be Confirmed

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North End Road, SW6

Approximate gross internal area
70.75 sq m / 761 sq ft

Key :
CH - Ceiling Height



Ground Floor



First Floor

This plan is not to scale and must be used as layout guidance only. All measurements and areas are approximate and should not be relied upon to provide accurate information. This plan must not be relied upon when making property valuations, design considerations or any other such relevant decisions. We accept no responsibility or liability (whether in contract, tort or otherwise) in relation to any loss whatsoever arising from or in connection with any use of this plan or the adequacy, accuracy or completeness of it or any information within it.

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	73	73
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

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.