

# Gastein Road.

Hammersmith, London, W6

 LAWSONRUTTER



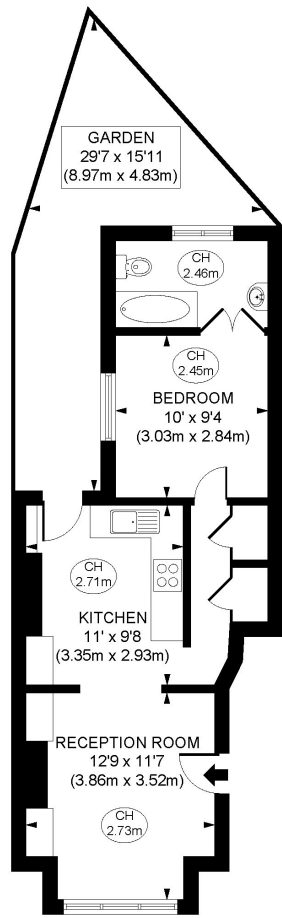


# Gastein Road

Hammersmith, London, W6

Price Guide: £475,000

A lovely one bedroom period garden flat located on a popular and quiet residential road within an 8 – 10 minute walk to both Hammersmith and Barons Court underground stations. The accommodation comprises a 12'9 bay fronted living room with wooden flooring which opens onto a fully fitted 11' x 9'8 kitchen breakfast room with ample space for a dining table, a generous double bedroom and a modern white bathroom suite. Further benefits include the private patio garden. This flat is perfect for both relaxing and entertaining and would make the ideal purchase for a first time buyer. Gastein Road is a short walk to the river and Thames Path, the excellent shopping and amenities at Hammersmith Broadway, the local amenities on Fulham Palace Road 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.



GROUND FLOOR

APPROX. GROSS INTERNAL FLOOR AREA 446 sq. ft / 41.44 sq. m

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

Lovely one bedroom period garden flat on a popular, quiet residential road

Bay fronted living room with wooden flooring | Fully fitted kitchen/breakfast room | Modern bathroom

Private patio | Short walk to River Thames towpath | Excellent shopping at Hammersmith Broadway

Close to transport & a variety of amenities | 446 Sq. Ft. (41.44 Sq. M.) Share of Freehold

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

T: 020 7385 7000  
E: 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.

