



EDBROOKE ROAD, W9 £599,950 SOLE AGENT Subject to contract

A fully refurbished large one bedroom garden flat, ready for immediate occupation with a private entrance forming part of an attractive converted house located in the heart of this fashionable area. The apartment has been finished to a high standard with well-proportioned accommodation and a large bright kitchen family room with glass Louvre doors opening to a private patio. Edbrooke Road is situated within easy reach of local shops, cafes, Paddington Recreation Ground and transport links including buses to Central London, Warwick Avenue underground (Bakerloo line) 0.7 miles and Westbourne Park underground (Hammersmith & City Line) 0.6 miles.

Double Bedroom | Shower Room | Reception Room | Kitchen | Patio | Share Of Freehold

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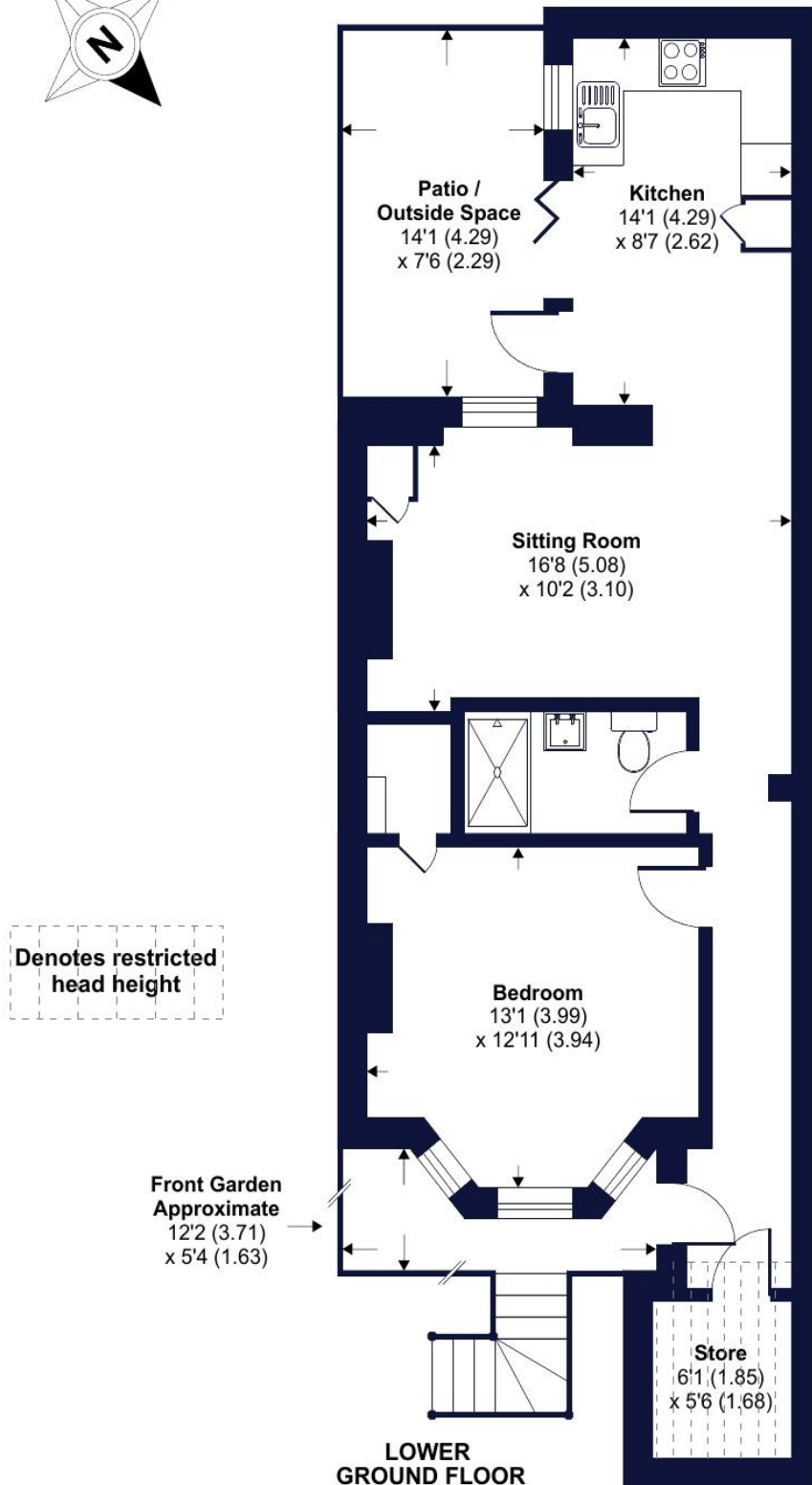
Edbrooke Road, London, W9

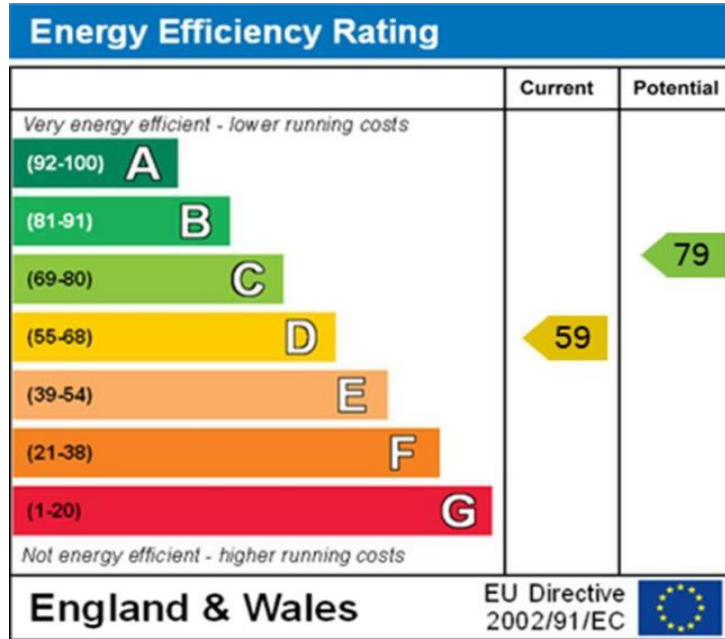
Approximate Area = 612 sq ft / 56.8 sq m

Limited Use Area(s) = 40 sq ft / 3.7 sq m

Total = 652 sq ft / 60.5 sq m

For identification only - Not to scale





Tenure: Share of Freehold

Term: 999 years from 25/12/1981 **NOTES:**

Service Charge: £450 per annum (Building Insurance)

Current Ground Rent: TBC

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

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