



ROWALLAN ROAD, LONDON, SW6
£700,000

Carter Jonas

ROWALLAN ROAD, LONDON, SW6

An immaculate refurbished and extended ground floor apartment featuring a bay fronted bedroom with double glazing and fitted wardrobes, good sized principal bedroom with fitted wardrobes, a beautiful bathroom and stunning kitchen/dining/reception room with underfloor heating, courtyard and bifolding doors opening onto the patio garden. Further benefits include soundproofed ceilings.

Rowallan Road is a popular residential street running west off the Munster Road with good local shops and restaurants of Munster Village nearby. Bishops Park is nearby while Parsons Green tube station (district line) is 0.8 miles walk

AMENITIES

- Stunning kitchen/dining/reception room
- 2 Bedrooms
- 1 Bathroom
- Lovely private West facing garden
- Great location
- Good sized utility/storage room

TENURE Leasehold

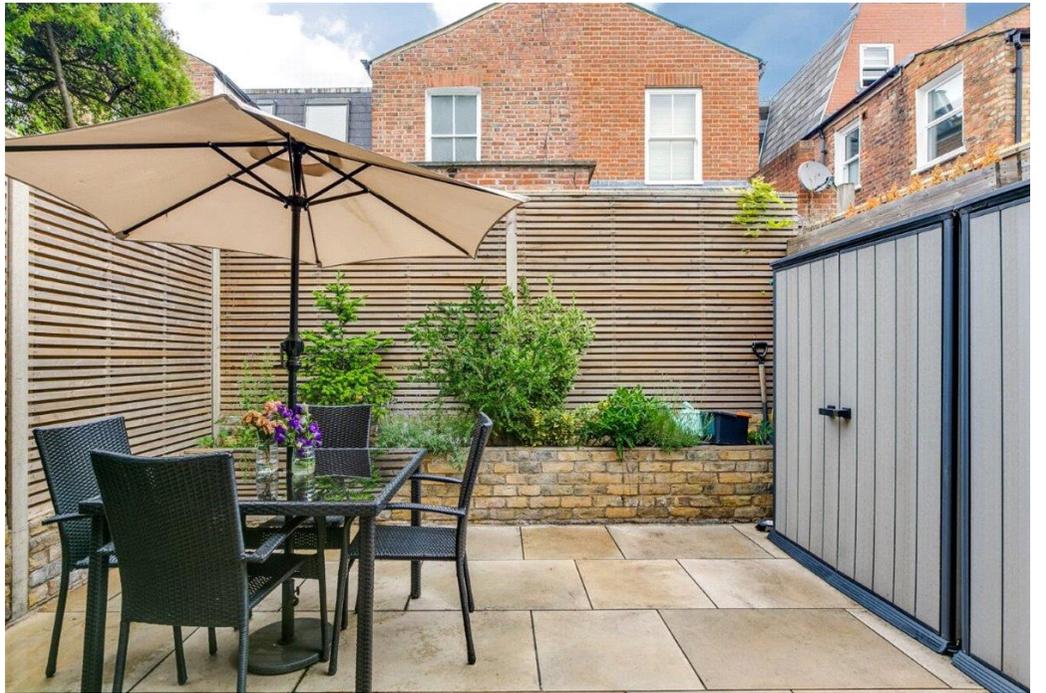
LOCAL AUTHORITY Hammersmith and Fulham

EPC BAND C

Ground Rent - No ground rent

AN IMMACULATE REFURBISHED AND EXTENDED GROUND FLOOR FLAT WITH A STUNNING KITCHEN/DINING/RECEPTION ROOM AND BIFOLDING DOORS OPENING ONTO THE PATIO GARDEN. EPC: C



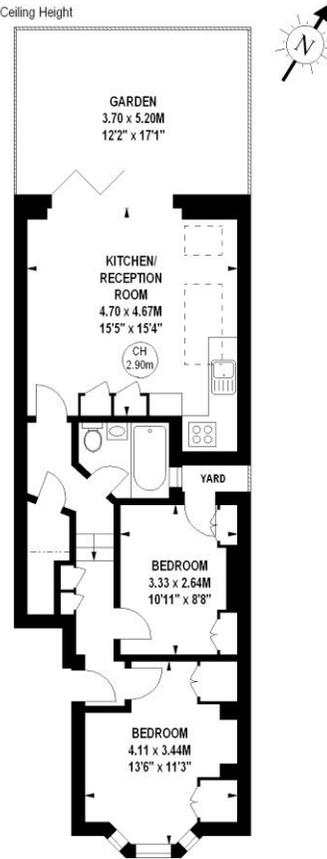


Classification L2 - Business Data

Rowallan Road, SW6

Approximate gross internal area
62.45 sq m / 672 sq ft

Key:
CH - Ceiling Height



Ground 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 has 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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| Energy Efficiency Rating | | Current | Potential |
|---|---|-------------------------|-----------|
| Very energy efficient - lower running costs | | | |
| (92-) | A | | |
| (81-91) | B | | |
| (69-80) | C | 77 | 79 |
| (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 | |

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