



LILLIE ROAD, LONDON, SW6

£3,000 per month\*

Carter Jonas

# FLAT 17, MACKENZIE HOUSE, LILLIE ROAD, LONDON, SW6 7PD

- Two double bedrooms
- Two bathrooms (one en-suite)
- South-West facing balcony
- Private underground parking space
- Underfloor heating throughout
- Outside space
- Bike storage

## LOCATION

Mackenzie House is nestled in a residential pocket of Fulham, moments from the park, the high street and public transport. Bus routes take you directly to areas such as South Kensington, Baker Street and the City. Barons Court is the closest underground (District Line + Picadilly Circus) and is 0.7 miles away.

## THE PROPERTY

A stunning two double bedroom apartment with two bathrooms (one en-suite) featuring a south-west facing balcony, an open plan kitchen which has a large fridge freezer, induction hob and a dishwasher.

The apartment comes with underfloor heating throughout and further benefits from an underground car parking space that has an electric charging socket, a bike storage and a communal roof terrace.

## OUTSIDE

South-west facing balcony + communal roof terrace

An immaculate two double bedroom second floor apartment located in a modern building which benefits from underground parking. EPC rating B



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## ADDITIONAL INFORMATION

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Offers Available for a minimum term of 12 months longer terms will be considered

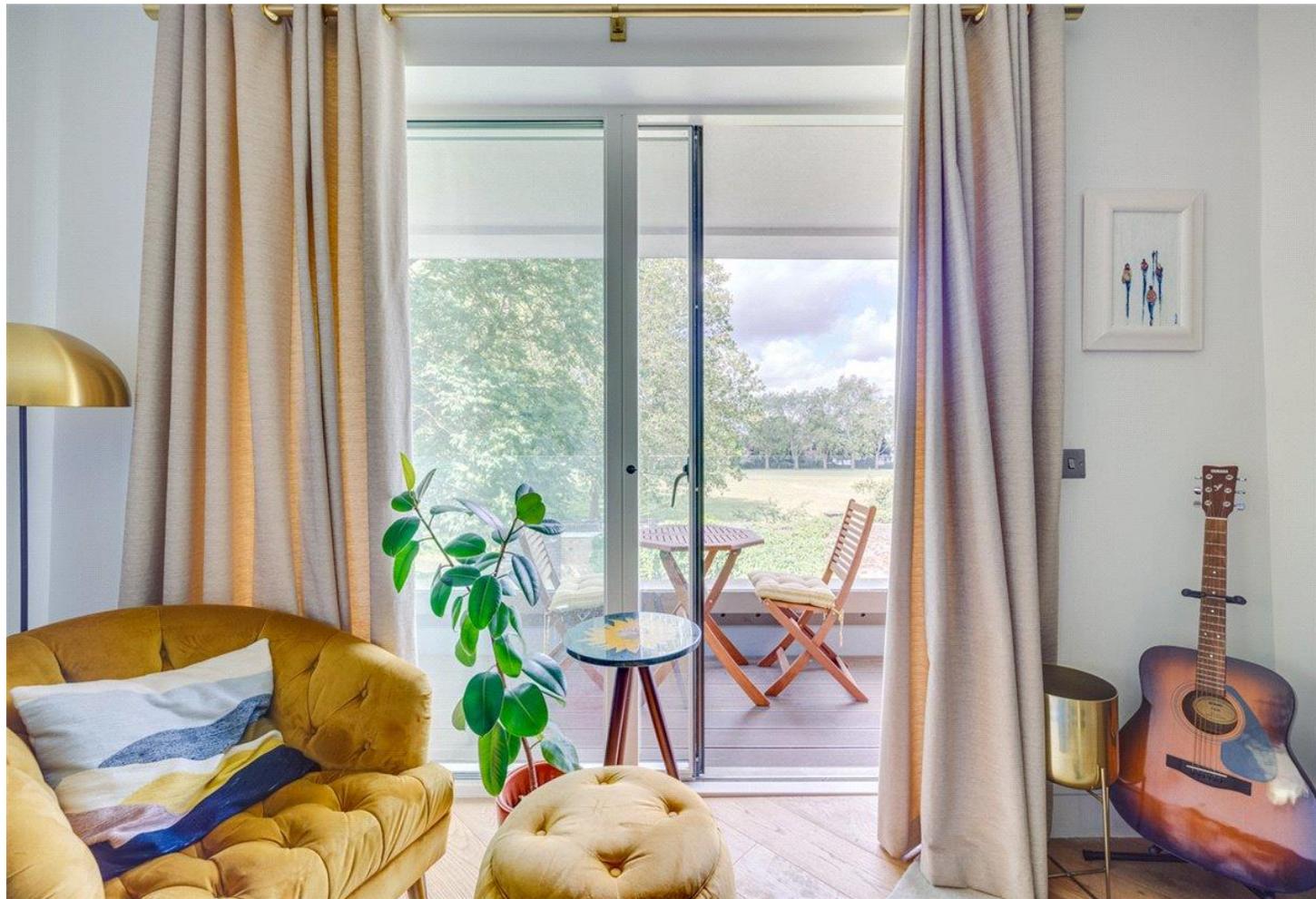
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Viewing Strictly by appointment

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Local Authority - Council Tax Band E

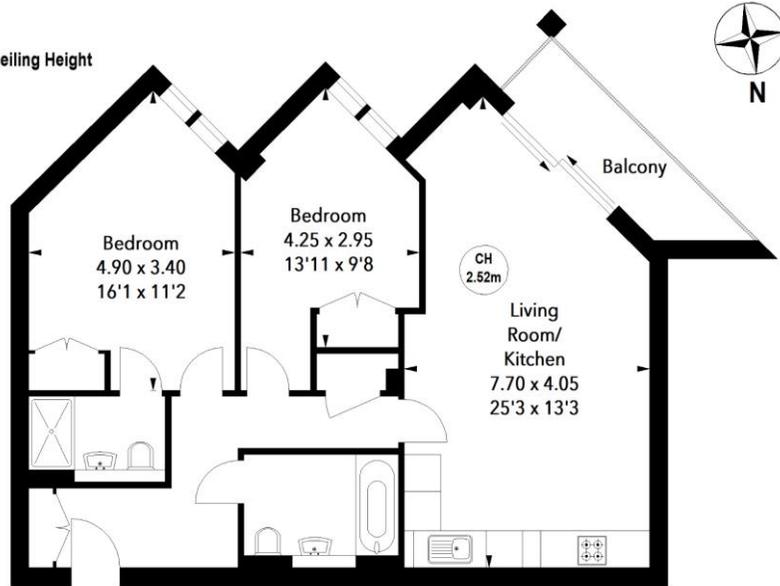
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## Mackenzie House, SW6

Approximate Area = 72.46 sq m / 780 sq ft

Key :  
CH - Ceiling Height



### Second 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.

Energy Efficiency Rating		Current	Potential
*Very energy efficient - lower running costs			
92-100	A		
81-91	B	85	85
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-10	G		
*Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	



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Classification L2 - Business Data

### IMPORTANT INFORMATION

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