



**MARRYAT SQUARE, WYFOLD ROAD, SW6**  
**£985,000**

**Carter Jonas**

# MARRYAT SQUARE, WYFOLD ROAD, SW6

A sensational modern terraced house in this popular gated development featuring on the ground floor a guest double bedroom with fitted wardrobes, an immaculate shower room, and spacious principal bedroom with ensuite bathroom. The ground floor also boasts a beautiful conservatory that doubles as an office/study.

On the first floor is the stunning Smallbone Kitchen and bright, south facing dining/reception room with French doors opening onto the fabulous roof terrace. Further benefits include storage and secure underground parking.

Marryat Square is a popular modern gated development on Wyfold Road between Fulham Palace Road and Munster Road with Munster Village's independent shops, cafes and restaurants close by. Parsons Green (District Line - 0.9 miles) is the closest tube station.

## AMENITIES:

- 2 Bedrooms
- 2 Bathrooms
- Smallbone Kitchen
- Secure Underground Parking
- Storage
- Share of Freehold

**TENURE:** Share of Freehold

**LOCAL AUTHORITY:** Hammersmith and Fulham

**EPC BAND:** D

## A SENSATIONAL MODERN TERRACED HOUSE IN THIS POPULAR GATED DEVELOPMENT

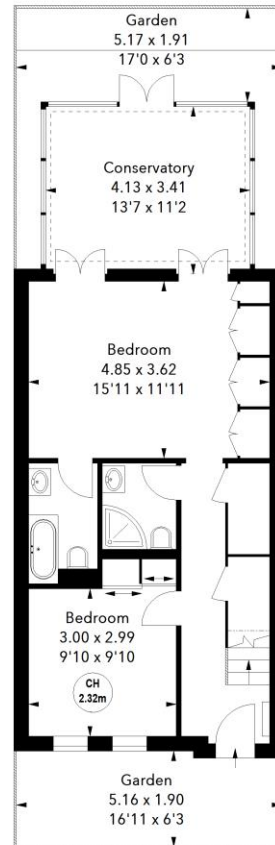


Classification L2 - Business Data



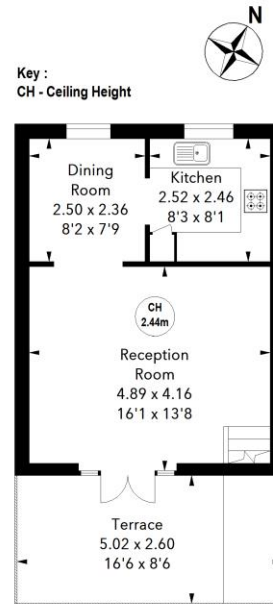
## Marryatt Square, SW6

Approximate Area = 92.90 sq m / 1000 sq ft



Ground Floor

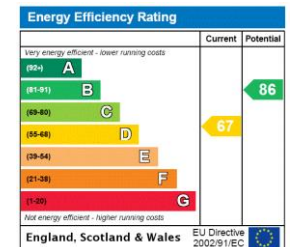
Approx. 60.29 sq m / 649 sq ft



First Floor

Approx. 32.61 sq m / 351 sq ft

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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