



# Bright two bedroom apartment on the New Kings Road

**New Kings Road, London, SW6**

£600,000 Leasehold (143 years remaining)





Open plan reception room / kitchen • 2 double bedrooms •  
Shower room • Parsons Green location

### About this property

This charming two bedroom apartment would make the perfect first time purchase or pied a terre investment.

The property is situated on the second floor of the building. There is a bright open plan reception / kitchen to the front, which benefits from a large sash window and built in cupboards with shelves over. The kitchen is well appointed with a good range of cabinets, a gas hob and integrated appliances.

Two double bedrooms are quietly situated to the rear of the property, both benefiting from fitted wardrobes. They share a modern fully tiled shower room.

### Local Information

The property is conveniently situated on New Kings Road in the ever popular Parsons Green area, with its many excellent cafes, restaurants and shops.

Parsons Green underground station (District line) is c. 0.3 miles away and the 22 bus route into Chelsea and the West End runs along the New Kings Road.

### Tenure

Leasehold (143 years remaining)

### Local Authority

Hammersmith & Fulham

### Energy Performance

EPC Rating = C

### Viewing

All viewings will be accompanied and are strictly by prior arrangement through Savills Fulham Office.

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New Kings Road, London, SW6  
Gross Internal Area 664 sq ft, 61.7 m<sup>2</sup>

New Kings Road, SW6

Gross internal area (approx) 61.69 sq m / 664 sq ft




Key :  
CH - Ceiling Height



Second Floor

For Identification Only. Not To Scale.  
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	79	83
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC 	

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