



MIRABEL ROAD, SW6

£750,000 SHARE OF FREEHOLD

A super two double bedroom flat that benefits from a garden situated on this quiet residential street in the heart of Fulham spanning 836 sq. ft.

Fulham & Parsons Green | 020 7731 3388 | fulham@winkworth.co.uk

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DESCRIPTION:

This beautifully presented garden flat provides ample room for comfortable living. There is an open plan kitchen and reception room, complete with wooden flooring and ample space for a dining table. The light and bright living space seamlessly extends outdoors through bi-folding doors leading to a private garden, perfect for entertaining. The property features two spacious double bedrooms, one with built-in cupboard space, while the other has access to a small patio. Both bedrooms are served by their own modern shower rooms. The flat is being sold with no onward chain.

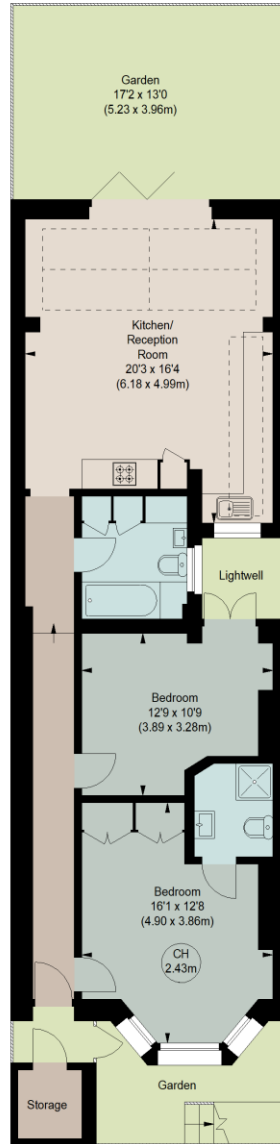
Mirabel Road is located just off the Dawes Road and a short distance from both Fulham Broadway and Parsons Green underground stations and within easy reach of the numerous shops, bars, and restaurants of Fulham.





MIRABEL ROAD, SW6
Approximate gross internal area
836 sq ft / 77.66 sq m

Key :
CH - Ceiling Height



LOWER 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.

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

Tenure: Share of Freehold

Term: 117 years

Service Charge: £115 per month

Ground Rent: N/A

Council Tax Band: E

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.

Energy Efficiency Rating		Current	Potential
(92-100)	A		
(81-91)	B		
(69-80)	C	69	76
(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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