FARRIER WALK

CHELSEA SW10

FARRAR

This is a beautifully presented four double bedroom freehold house situated in this secure and beautifully maintained mews street positioned quietly just off the Fulham Road.

With the advantage of an integral garage and a further off street parking space this house is a fantastic central London home. Of further note, our clients have created a significant master bedroom at ground floor level and resultantly, not only has this enlarged the footprint of the house, but also the stunning first floor roof terrace. The reception room, with Versailles oak flooring, has a working fireplace, extends to over 27 ft. in width and has two sets of French windows leading onto the landscaped private terrace.

Farrier Walk is a secure gated residential development of attractive mews houses, residents have the use of guest parking space and there is a daytime caretaker.

Accommodation

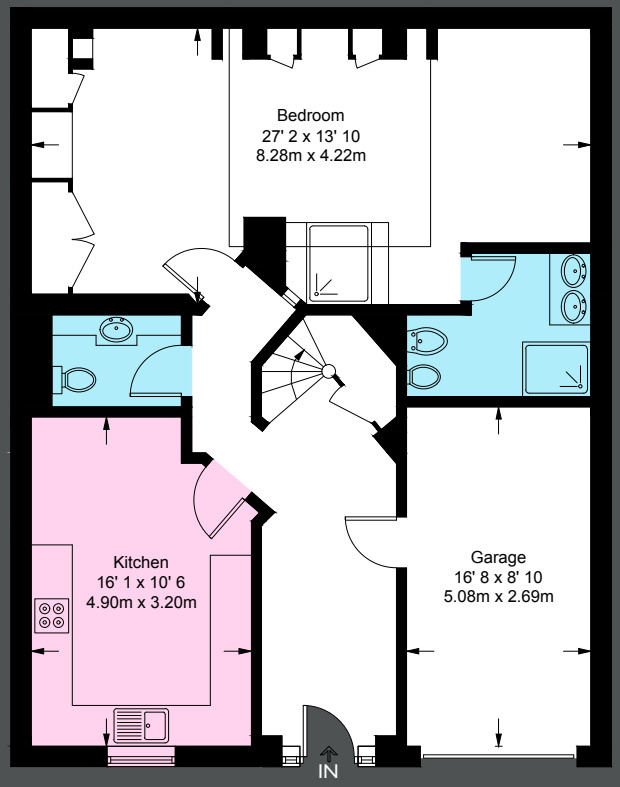
Double Reception Room | Kitchen | Entrance Hall
First Floor Private Roof Terrace | Master Bedroom Suite with Sunken Bath | Guest WC | Two Additional Double Bedrooms
Single Bedroom/Study | Ensuite Bathroom | Family Bathroom
Garage | Gated Private Street | Caretaker
Additional Parking Space

Approximate Gross Internal Area

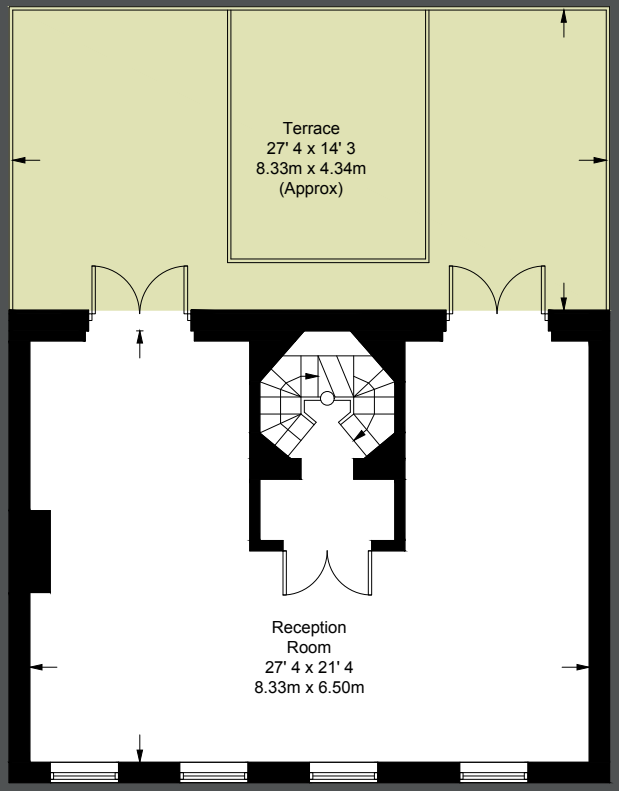
2,067 sq ft / 192 sq m (Excluding Reduced Headroom / Including Garage)

Reduced Headroom = 10 sq ft / 1 sq m

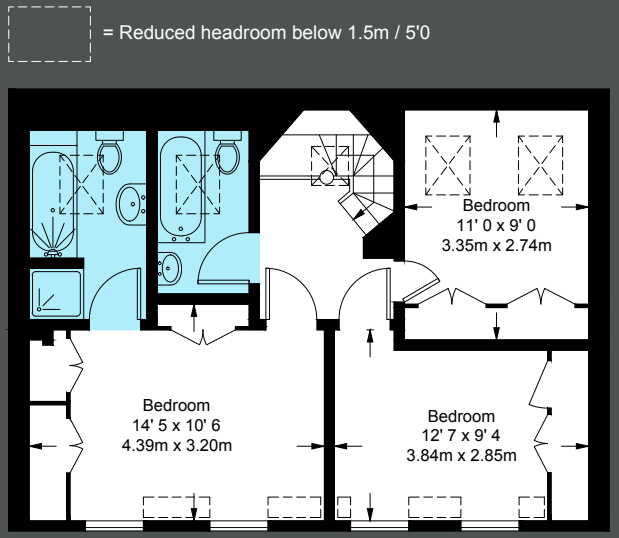
Total = 2,077 sq ft / 193 sq m



Ground Floor



First Floor



Second Floor

TERMS

Tenure: Freehold

Service Charge: £4,117 (reviewed annually)

Council Tax Band: H

Local Authority: The Royal Borough of Kensington & Chelsea

Asking Price: £3,400,000

NOTE: These particulars have been prepared to give a fair overall view of the property. They should not be considered confirmation of the property's structural condition nor that any services, appliances, equipment or facilities are in good working order. Descriptions are given as opinion, not as statement of fact and measurements are approximate, as a guide only. Photograph/s show only part/s of the property and it should not be assumed that contents/furnishings/furniture shown are included in the sale. Purchasers should seek verification on any points fundamental to a purchase prior to purchase. The EPC for this property will be presented along with this brochure. If it has become detached or is not provided please contact the office who will supply you with a copy.

FARRAR

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www.farrar.co.uk