



CRABTREE LANE, LONDON, SW6
£750,000

Carter Jonas

CRABTREE LANE, LONDON, SW6

A unique top (second) floor two-bedroom warehouse conversion flat, offering over 900 sq. feet of excellent living space, located moments from the River Thames. A bright open plan reception kitchen/dining room are located to the front of the property, with exposed brickwork and metal framework complementing the loft style feel of the property. To the rear of the property is the principal bedroom with ensuite bathroom and a second double bedroom with en suite shower room. Further benefits include a communal storage area.

Crabtree Lane is located in the ever popular Crabtree Estate, and is just moments from the River Thames, and also easy access to the bus routes of Fulham Palace Road and Lillie Road. The nearest tube station is Hammersmith (0.9 miles District and Piccadilly Lines) offering excellent transport links to the city.

AMENITIES

- Warehouse style
- Vaulted ceiling
- 2 Bedrooms
- 2 Bathrooms
- Spacious open plan Kitchen/dining/reception room
- Gas fireplace
- Hardwood flooring throughout

TENURE Share of Freehold

LOCAL AUTHORITY Hammersmith and Fulham

EPC BAND D

A UNIQUE TOP (SECOND) FLOOR TWO BEDROOM PERIOD WAREHOUSE CONVERSION FLAT, OFFERING OVER 900 SQ FEET OF EXCELLENT LIVING SPACE WITH A VAULTED CEILING AND EXPOSED BRICKWORK.



Classification LZ - Business Data

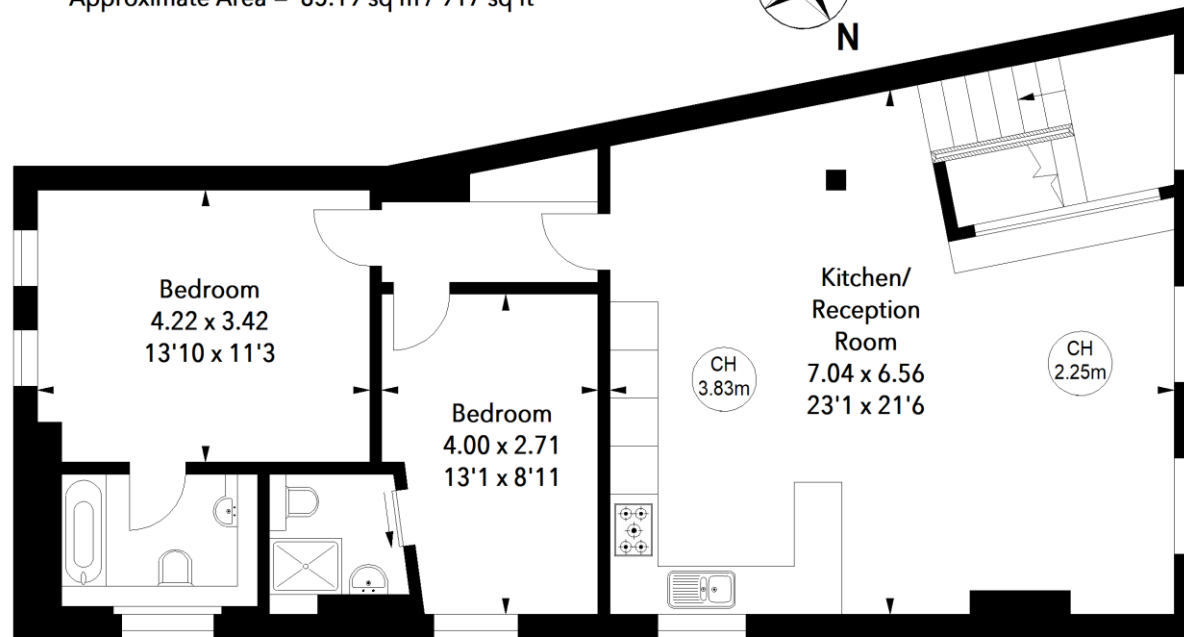
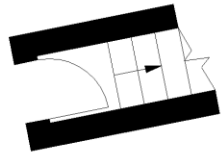


Classification L2 - Business Data

Key :
CH - Ceiling Height

Crabtree Lane, SW6

Approximate Area = 85.19 sq m / 917 sq ft



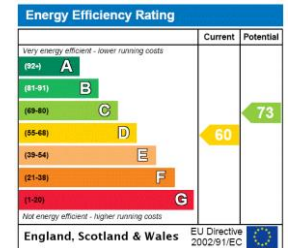
First Floor Entrance

Approx. 1.67 sq m / 18 sq ft

Second Floor

Approx. 83.42 sq m / 898 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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Classification L2 - Business Data