

PHILIP WOOLLER

FOR SALE



WENDELL ROAD W12 • WENDELL PARK
£595,000 SHARE OF FREEHOLD



- 2 double bedrooms
- Bathroom and shower room en suite
- Reception room
- Kitchen / dining open plan
- Private patio garden
- Built-in wardrobes, shelves and TV cabinet
- Long lease - 114 Yrs approx.
- EPC - C

Type
Ground floor garden flat

Gross internal floor area
721 sq ft / 67 sq m approx.

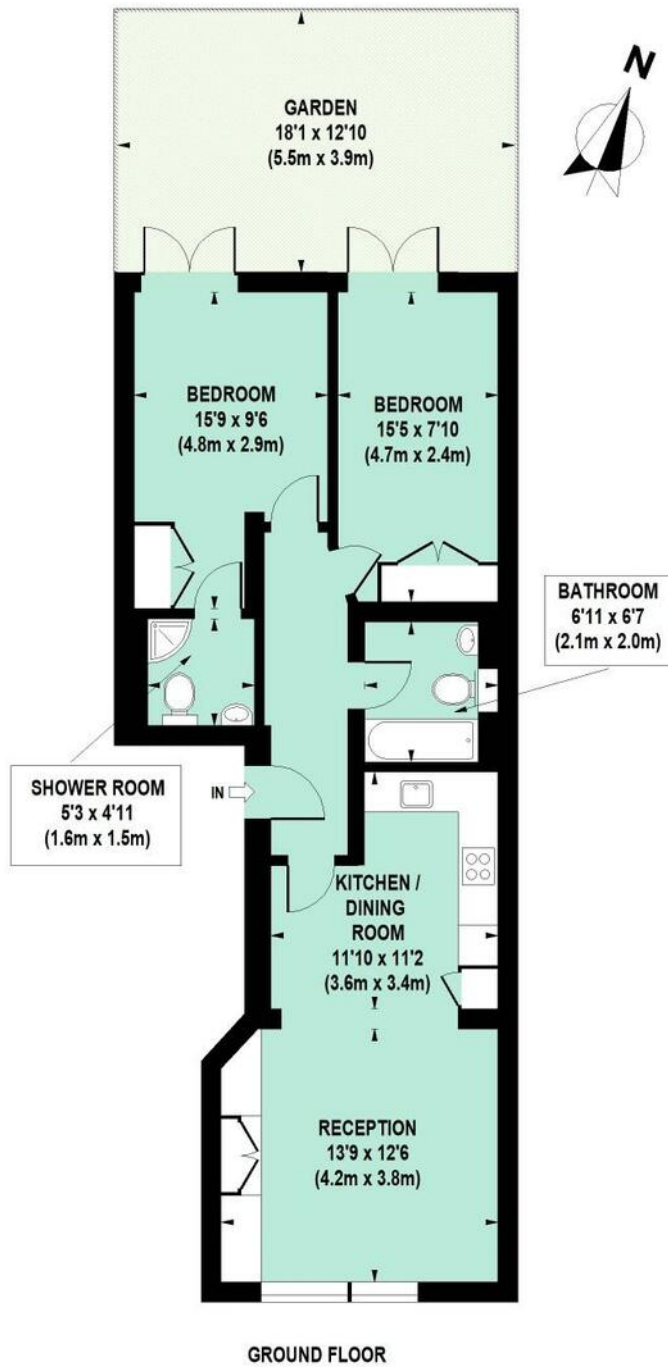
Nearest stations
Stamford Brook (District Line)
Goldhawk Road (Hamm & City and
Circle Lines)ord

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Wendell Road, W12

Approximate Gross Internal Area 67 sq m / 721 sq ft



Floor Plan produced for Philip Wooller by Mays Floorplans © . Tel 020 3397 4594
Illustration for identification purposes only, not to scale
All measurements are maximum, and include wardrobes and window bays where applicable

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	74 C	78 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

The graph shows this property's current and potential energy rating.

Properties get a rating from A (best) to G (worst) and a score. The better the rating and score, the lower your energy bills are likely to be.

For properties in England and Wales:

- the average energy rating is D

IMPORTANT NOTICE

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2. Photos etc: The photographs show

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