

PHILIP WOOLLER

SALE AGREED



BASSEIN PARK ROAD W12 • WENDELL PARK
GUIDE PRICE £1,700,000 FREEHOLD



- 4 bedrooms
- 1 reception room
- Bathroom and Utility room
- Shower room
- Additional wc
- Kitchen / breakfast room
- Cellar
- 68' South facing garden / side access
- Modernisation opportunity

Type
Victorian Family House to modernise

Gross internal floor area
1679 sq ft / 156 sq m approx.

Nearest stations
Stamford Brook and Ravenscourt Park
(District Line)

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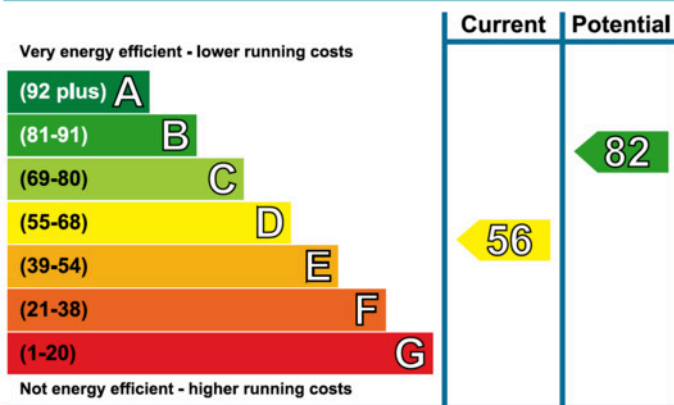


Floor Plan produced for Philip Wooller by Mays Floorplans © - Tel 020 3397 4594
Illustration for identification purposes only, not to scale
All measurements are maximum, and include wardrobes and window bays where applicable

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Energy Efficiency Rating



The graph shows the current energy efficiency of your home.

The higher the rating the lower your fuel bills are likely to be.

The potential rating shows the effect of undertaking the recommendations on page 3.

The average energy efficiency rating for a dwelling in England and Wales is band D (rating 60).

The EPC rating shown here is based on standard assumptions about occupancy and energy use and may not reflect how energy is consumed by individual occupants.

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