

PHILIP WOOLLER

SALE AGREED



COBBOLD ROAD W12 • WENDELL PARK
£585,000 SHARE OF FREEHOLD



- 2 double bedrooms
- Bathroom en suite
- Shower room
- Reception room
- Kitchen open plan
- Good sized garden
- Own entrance
- Long lease 990 Yrs with freehold share

Type
Ground floor garden flat

Gross internal floor area
689 sq ft / 64 sq m approx.

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

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Approximate Gross Internal Area 64 sq m / 689 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	80 c	80 c
55-68	D		
39-54	E		
21-38	F		
1-20	G		

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

Properties are given a rating from A (most efficient) to G (least efficient).

Properties are also given a score. The higher the number the lower your fuel bills are likely to be.

The average energy rating and score for a property in England and Wales are D (60).

IMPORTANT NOTICE

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