

PHILIP WOOLLER

SALE AGREED



LIME GROVE W12 • SHEPHERD'S BUSH
£599,000 SHARE OF FREEHOLD



- Double bedroom with tall bay
- Reception room with fireplace
- Good quality refitted kitchen
- Generous shower room
- 56' x 26' approx. west facing garden
- Herringbone oak floor to reception
- Replaced double glazed sash windows
- Lovely ceiling height

Type
Raised ground floor garden flat

Gross internal floor area
593 sq ft / 55 sq m approx.

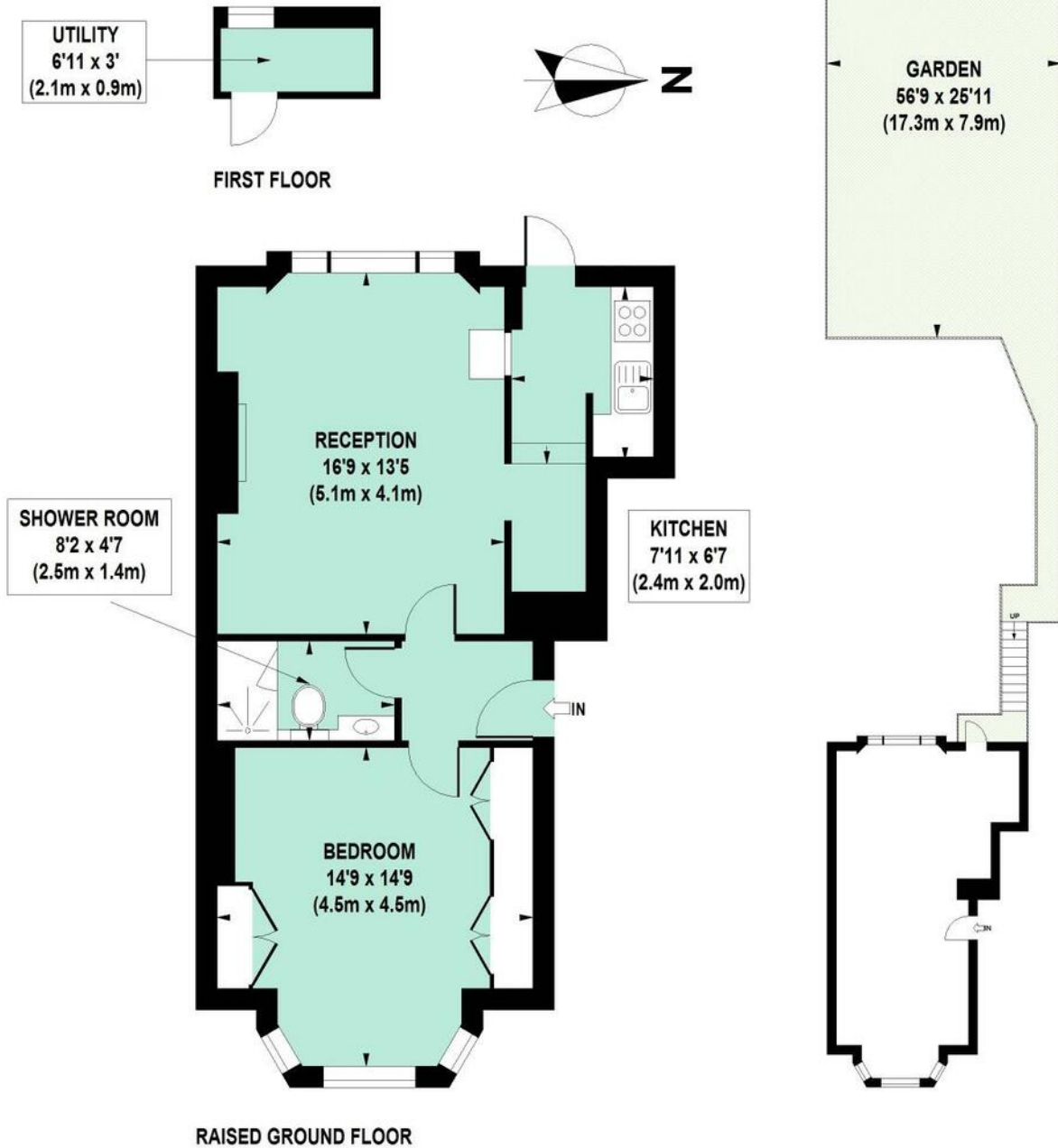
Nearest stations
Shepherd's Bush Market and
Goldhawk Road(Hamm & City and
Circle Line) Shepherd's Bush (Central Line)

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Lime Grove, W12

Approximate Gross Internal Area 55 sq m / 593 sq ft
(Including Utility of 2 sq m / 22 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	70 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 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.

For properties in England and Wales:

- the average energy rating is D
- the average energy score is 60

IMPORTANT NOTICE

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