

# Fawcett Street

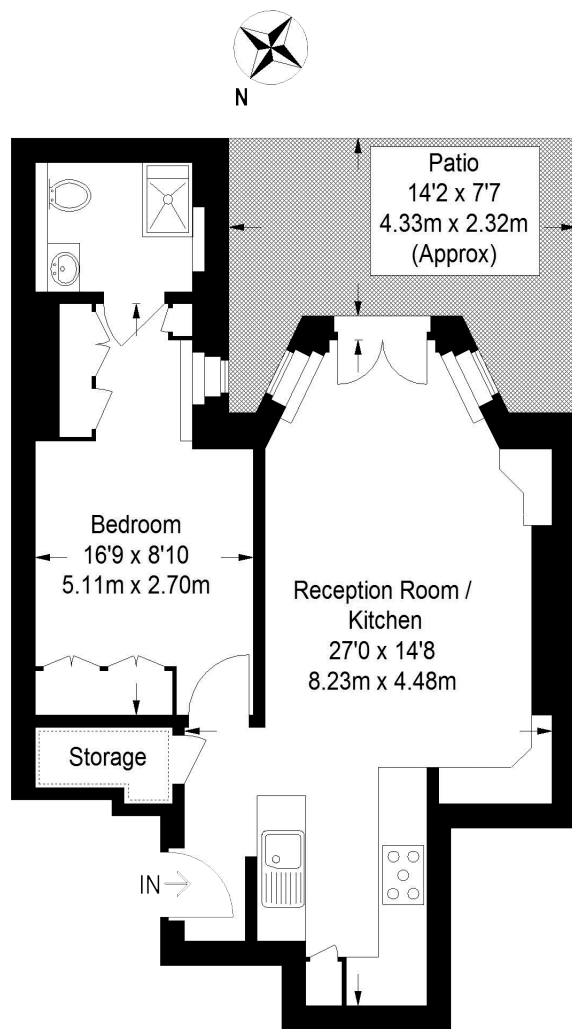
Chelsea, SW10



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**Lower Ground Floor**

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## A delightful one-bedroom flat with a south-facing private patio garden.

A well-presented flat set within an attractive end of terrace Victorian house, positioned on the corner of Fawcett Street and Oakfield Street.

The accommodation provides a spacious open-plan kitchen reception with doors out to a private south-facing patio garden, a double bedroom and en-suite shower room.

Fawcett Street is a quiet tree-lined street, conveniently located for the many restaurants, boutique cafes and amenities found on Hollywood Road and the Fulham Road.

The flat is offered to the market with a Share of Freehold.

### Floorplans

**Gross internal area**  
(Excluding Reduced Headroom) = 466 sq ft (43.3 sq m)

Reduced Headroom = 14 sq ft (1.3 sq m)

**Total = 480 sq ft (44.6 sq m)**

For identification purposes only.

### General

**Tenure:** Share of Freehold (90 year underlying lease remaining)

**Local Authority:** Hammersmith and Fulham

**Service Charge:** £2,400 pa

**Ground Rent:** Peppercorn

**Council Tax:** Band C

**EPC Rating:** D

**Parking:** Residents' permit

**Broadband:** Is installed at the property

**Asking Price:** £600,000

### Chelsea SW10

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