



St Dunstons Road, Barons Court, London, W6

Guide Price: £580,000

Share of Freehold

St Dunstans Road, Barons Court, London, W6

Situated in a Victorian house close to the station this upper maisonette has a welcoming interior. With a separate kitchen and two double bedrooms this would suit two sharers or a couple. Close to the green spaces of Bishops Park and numerous shops in walking distance and the A4/M4 for easy access in and out of London we recommend viewing to avoid disappointment. Contact Shaws 0207 386 9996.

- Share of Freehold
- Two double Bedrooms
- Upper Maisonette
- Close to tube lines

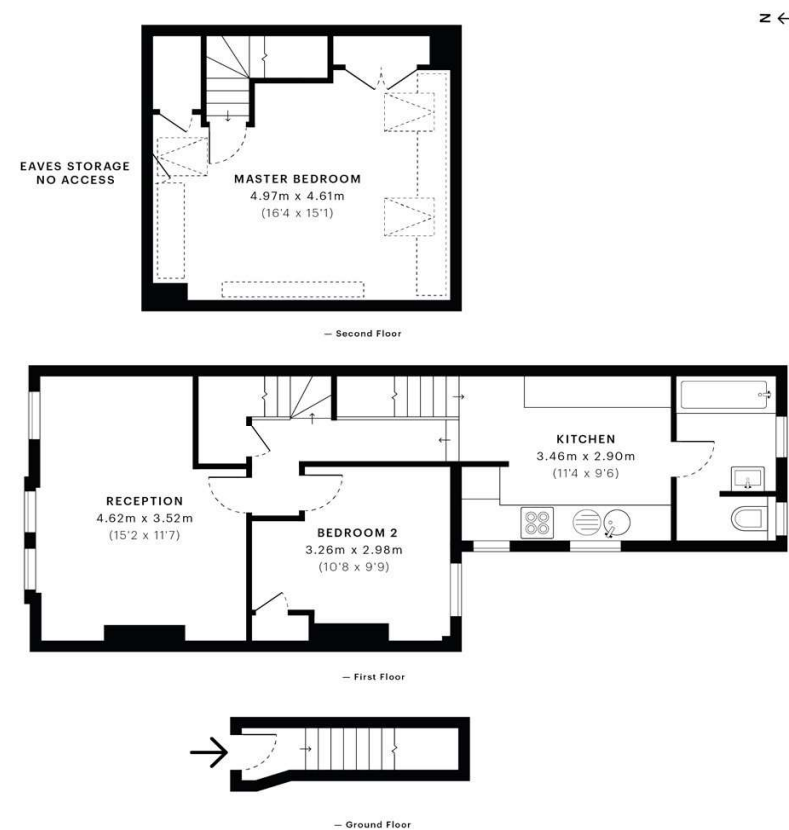


St. Dunstans Road, W6

CAPTURE DATE
04/06/2020

LASER SCAN POINTS
23,816,890

GROSS INTERNAL AREA
73.1 Sqm / 786.4 Sqft



GROSS INTERNAL AREA (GIA)
The footprint of the property.
73.1 Sqm / 786.4 Sqft

NET INTERNAL AREA (NIA)
Excludes walls and external features.
Includes walkrooms, restricted head
64.8 Sqm / 698.0 Sqft

EXTERNAL STRUCTURAL FEATURES
Balconies, terraces, verandas etc.
0.0 Sqm / 0.0 Sqft

RESTRICTED HEAD HEIGHT
Limited use area under 1.5m
2.3 Sqm / 24.4 Sqft



Spec floor plans are produced in accordance with the Royal Institution of Chartered Surveyors' Property Measurement Standards. Plots and gardens are illustrative only and are excluded from all area calculations. Due to rounding, numbers may not add up precisely. All measurements shown for the individual room lengths and widths are the maximum points of measurements captured in the scan.



IPMS 3B RESIDENTIAL
68.8 Sqm / 740.6 Sqft
IPMS 3C RESIDENTIAL
65.2 Sqm / 701.5 Sqft

SPEC ID
5ecf963d99d0870a3ea70fc5





Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B		
(69-80) C		73
(55-68) D	53	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

Shaws Kensington - Shaws Kensington

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Disclaimer

Every attempt has been made to ensure accuracy, however these property particulars are approximate and for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of any fixture or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked prior to agreeing a sale.