



Hormead Road, W9

£695,000 Share of Freehold

2 bedroom flat for sale

Description

A bright and sunny 2 bedroom flat on the ground and lower ground floor of this period house with wonderful views of the canal from the garden and bedroom. Located in a convenient street just minutes from Westbourne Park Tube this attractive apartment benefits from a south facing garden/patio which overlooks the canal with its colourful barges and lovely light.

Hormead Road is nicely positioned being a short walk to all the cafes, shops and restaurants in the trendy Portobello, Ledbury and Golborne Roads to the West and Little Venice to the East. For international travellers Paddington Station is only 2 stops from Westbourne Park Tube connecting in minutes to the Heathrow Express.

Sitting Room, 2 Double Bedrooms, Bathroom, Kitchen,
Garden/Patio, Canal Views

Tenure

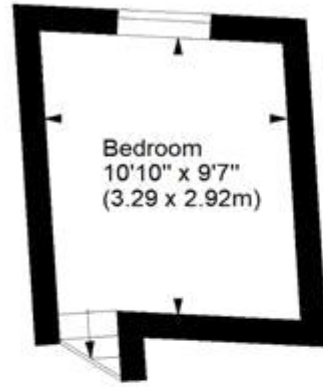
Share of Freehold



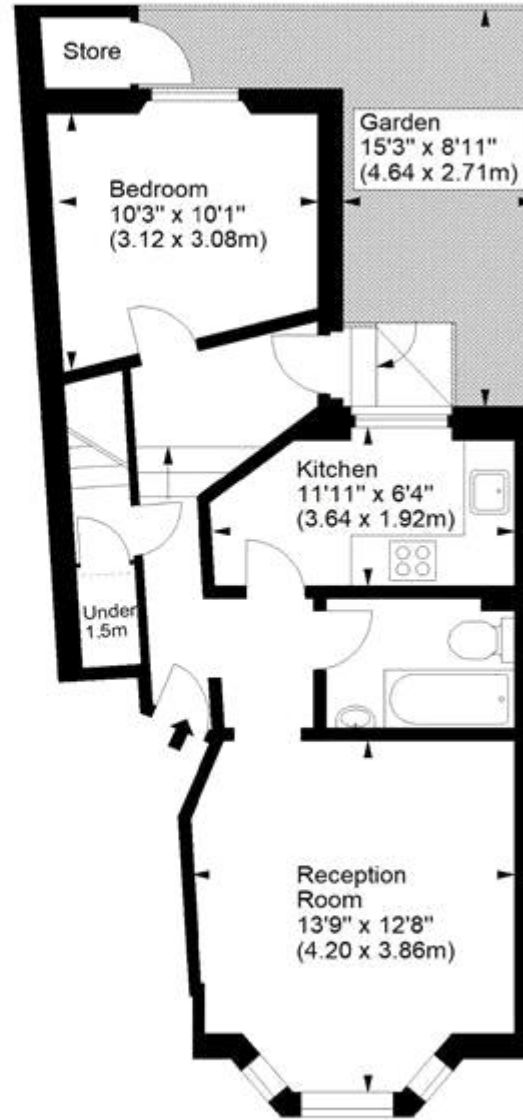
Horstead Road, W9



Approx. Gross Internal Area
630 Sq Ft - 58.53 Sq M



Lower Ground Floor



Ground Floor

For illustration purposes only. Not to scale.
All measurements are taken and shown at floor level.
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Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
	Current	Potential	
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions
(92-100) A			(92-100) A
(81-91) B			(81-91) B
(69-80) C			(69-80) C
(55-68) D			(55-68) D
(39-54) E			(39-54) E
(21-38) F			(21-38) F
(1-20) G			(1-20) G
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions
		72	
	58		71
			52
England & Wales	EU Directive 2002/91/EC		England & Wales
			EU Directive 2002/91/EC

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

The environmental impact rating is a measure of a home's impact on the environment in terms of carbon dioxide (CO₂).

Viewing by appointment only
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