



Tunis Road, Shepherds  
Bush, London

Offers In Excess Of £400,000





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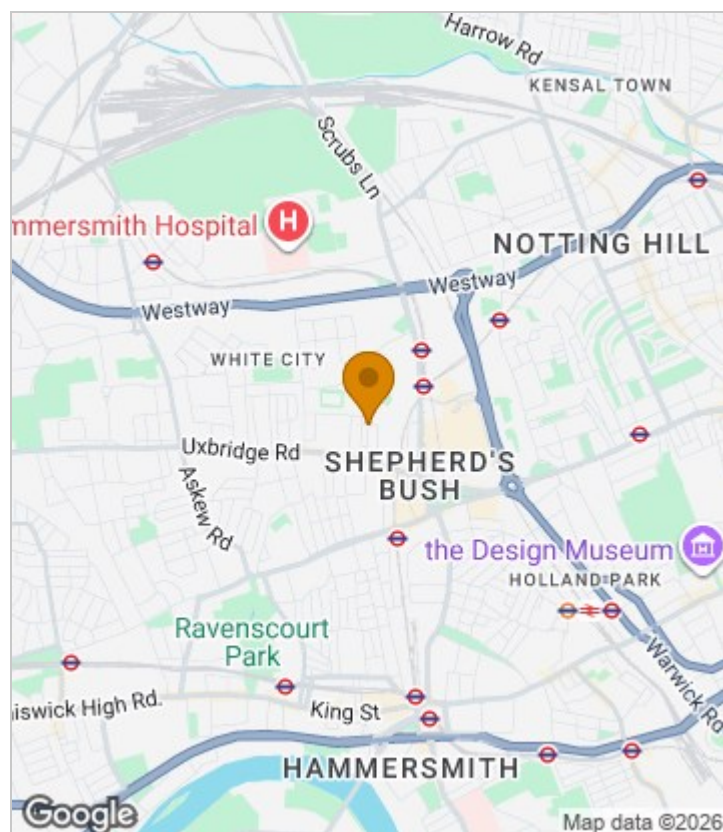
## Summary Description

Tunis Road W12. We have pleasure offering this attractive one double bedroom garden flat situated in the centre of Shepherd's Bush. The property offers a bright and airy reception room, generous double bedroom, shower room and spacious eat-in kitchen breakfast room to the rear. The property benefits from a private rear garden and a cellar. The property further benefits from being offered chain free and with a long lease.

The location offers ultra-convenience for all the shops, bars and restaurants on the Uxbridge Road, the Westfield shopping centre, John Lewis and the infamous Soho House members club. The location is extremely well served transport wise with the Hammersmith and City and Central Line tubes, Shepherds Bush Overground station and numerous bus routes in to Central London. For recreational use the lovely Hammersmith Park is located at the end of the road.

Leasehold 162yrs, Service charge £500pa, Ground Rent £100pa

## Area Map

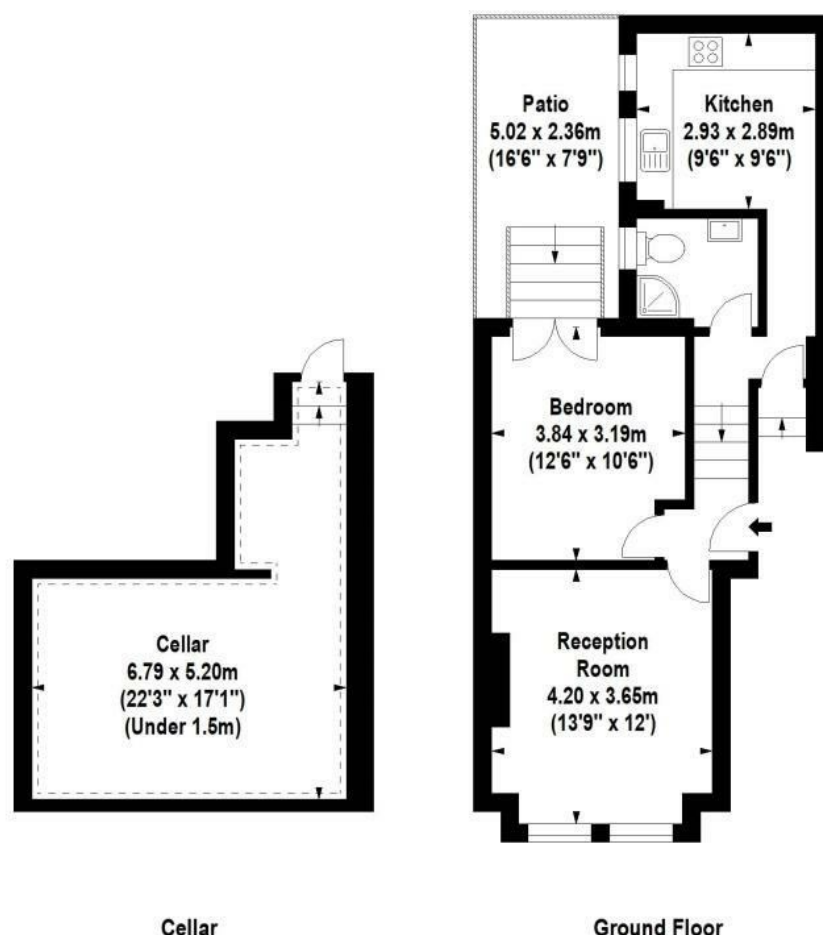








## Floor Plan



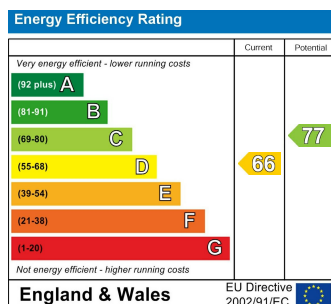
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Tunis Road, W12

Approx. Gross Internal Area  
46.72 Sq M - 503 Sq Ft (Excluding Cellar)  
Cellar  
24.06 Sq M - 259 Sq Ft

TOTALVISTA

## Energy Efficiency Graph



## Viewing

Please contact our Sales SB Office on 0208 740 8740 if you wish to arrange a viewing appointment for this property or require further information.

- PRIVATE REAR GARDEN
- ONE DOUBLE BEDROOM
- ATTRACTIVE PERIOD BUILDING
- CHAIN FREE
- LONG LEASE
- CLOSE TO WESTFIELD WHITE CITY
- CENTRAL LINE TUBE
- HAMMERSMITH AND CITY LINE TUBE

For further information contact:

Sales SB, 234 Uxbridge Road, Shepherd's Bush, London, W12 7JD

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