

Crisp Road, Hammersmith, W6

Price Reduced to: £940,000

Benham & Reeves

Crisp Road, Hammersmith, W6

2 Bedroom (s) 2 Bathroom (s) Leasehold

An outstanding two bedroom, two bathroom riverside apartment, spanning 832 square feet of living space, situated on the fourth floor (with lift) and finished to the very highest standard. The apartment compromises a contemporary reception room which leads to a south facing balcony. There is a modern and thoughtfully designed kitchen with Miele appliances, main bedroom with ensuite bathroom, a second double bedroom, stylish family bathroom and a balcony offering pleasant views. Further benefits include underfloor heating, comfort cooling and wooden flooring.

Queens Wharf is a stunning riverside development by Mount Anvil and Fabrica by A2Dominion and is located on the Surrey Bend of the River Thames, with views of Grade II listed Hammersmith Bridge.

Queens Wharf also houses the world-famous Riverside Studios, which was rebuilt to create a reimagined Thames-side landmark for independent theatre, cinema, and digital media. The excellent transport facilities provide swift access in and out of London; Heathrow Airport within 30 minutes' distance, South Kensington within 8 minutes, and Knightsbridge within 11 minutes via four London Underground lines – Hammersmith & City, Circle, District, and Piccadilly. The A4 / M4 is also close by for the motorist.







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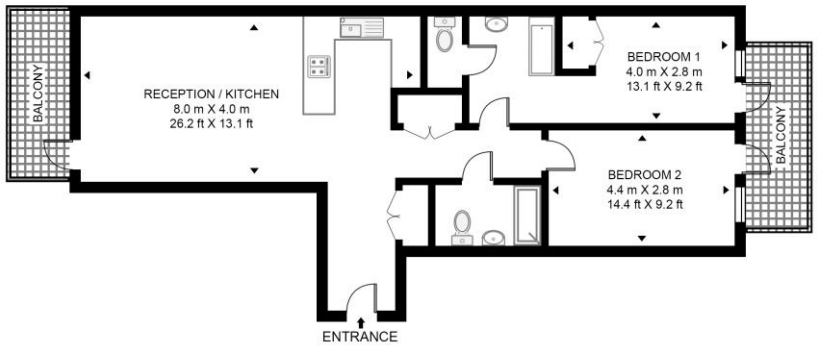
Property Features:

- Two Bedrooms
- Two Bathrooms
- 4th Floor
- 832 Square Feet (Approx.)
- Balcony with River Views
- Comfort Cooling and Heating Throughout
- Luxury Finish
- 24 Hour Concierge Service, Communal Garden and Roof Top Terrace
- Hammersmith Underground Station (Zone 2)

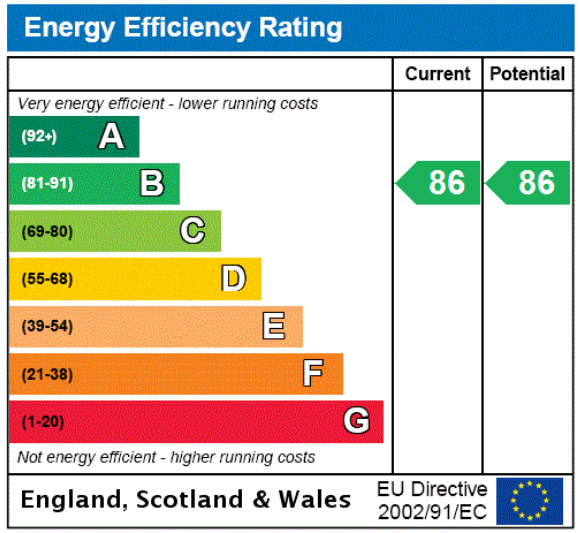
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QUEENS WHARF, CRISP ROAD

APPROXIMATE GROSS INTERNAL FLOOR AREA 832 SQ.FT (77.3 SQ.M)



FOURTH FLOOR



This floor plan has been defined by the RICS Code of Measurement. This floor plan and all others are for approximate representative purposes only and upon usage is agreed to as such by the client.

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Terms & Conditions:

These particulars are for guidance purposes only and do not form part of an offer or contract.

Price Reduced to:	£940,000
Tenure:	Leasehold Expires 24/03/3016 Approximately 989 Years Remaining
Ground Rent:	£600.00 (per annum)
Service Charge:	£5,945.54 (per annum) for the year 2026
Anticipated Rent:	£4,000.00 pcm Approx. 5.1% Yield

Viewings:

All viewings are by appointment only through our Hammersmith Office.

Our reference: KEN230043

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