



## Upham Park Road, London, W4 1PQ

NEW BATHROOM FITTED RECENTLY - A nicely presented studio apartment situated within this very popular residential road just a short walk from Chiswick High Road with its array of boutique shops and restaurants. Accommodation, separate kitchen, large studio room, double glazing, washing machine, shared patio. Local transport links include Turnham Green & Stamford Brook tube stations, numerous local bus routes with convenient vehicular access via A4 /M4 Central London, Heathrow & The West. Hounslow Council Tax Band A. The property is available 2nd March and is offered part furnished.

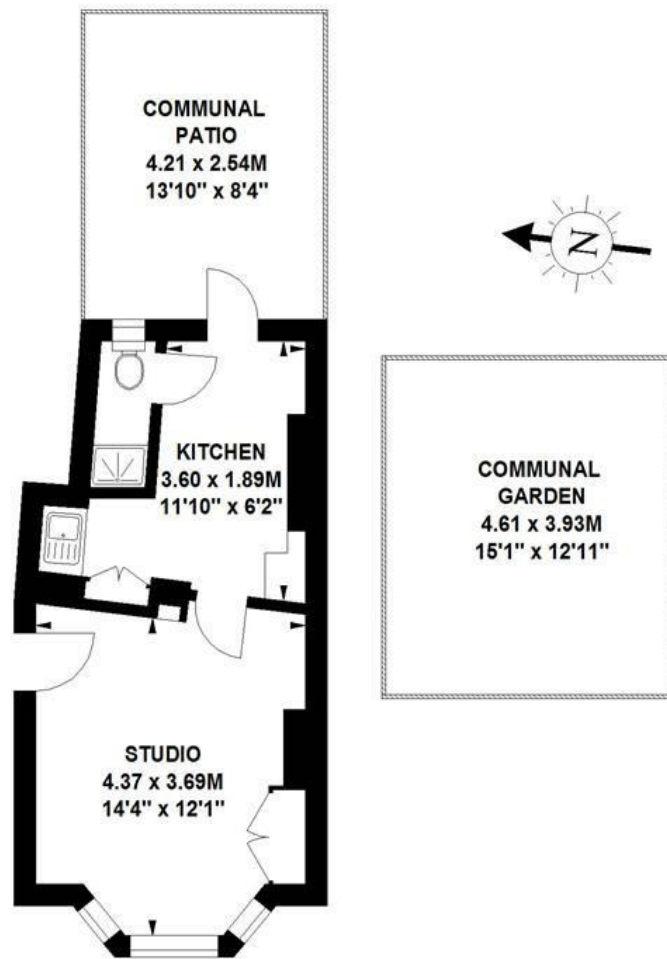
**£1,400 Per Calendar Month**

- Delightful residential road
- Nicely presented Studio apartment
- Great for transport links
- Open plan studio room
- Separate fitted kitchen
- Shower Room with WC
- Shared patio area
- Offered part furnished
- Available 2nd March

# Upham Park Road, W4

Approximate gross internal area

27.03 sq m / 291 sq ft



## Ground Floor

The floor plan is not to scale and measurements and areas shown are approximate and therefore should be used for illustrative purposes only. The plan has been prepared in accordance with the RICS code of Measuring Practice and whilst we have confidence in the information produced, it must not be relied on.

If there is any aspect of particular importance, you should carry out or commission your own inspection of the property.

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

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
Very environmentally friendly - lower CO <sub>2</sub> emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO <sub>2</sub> emissions		
	49	78
England & Wales		
EU Directive 2002/91/EC		

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