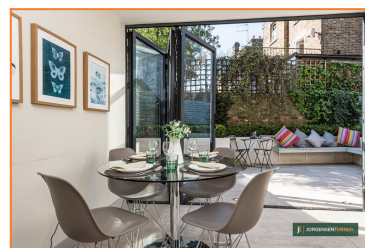


## Shirland Road, London, W9



## Offers Over £700,000 Leasehold

- Stunning garden Flat
- Wonderful open plan living
- Offered to the market chain free
- Immaculately presented throughout
- Direct access to the private garden
- Lease in excess of 120 years

## Shirland Road, London, W9



Energy Efficiency Rating			
Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		76   C
55-68	D	59   D	
39-54	E		
21-38	F		
1-20	G		

**Viewing:** For further information or to arrange a viewing please call us on the numbers below.

**Disclaimer:** These particulars are thought to be materially correct though their accuracy is not guaranteed and they do not form part of any contract. All measurements are approximate and we have not tested any fitted appliances, electrical or plumbing installation or central heating systems.

Shepherds Bush & Hammersmith Office

020 8740 8740

Queens Park & West Hampstead Office

020 7604 4040

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