



Ascot House, Sutton Court Road W4

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Modern two bedroom two bathroom first floor flat with off street parking.

Watchfield Court has an on-site estate office and caretaker and is located just a few minutes' walk from the many shops and eateries on Chiswick High Road. The Chiswick Post Office is a few minutes' walk away and Waitrose is within a 5-minute walk of the property. In the opposite direction, Grove Park and Chiswick House and Grounds are also within walking distance.



Guide price: £850,000

Tenure: Leasehold: approximately 169 years remaining

Service charge: £1,500 per annum, reviewed every year, next review due 2025

Ground rent: Peppercorn

Local authority: London Borough of Hounslow

Council tax band: E



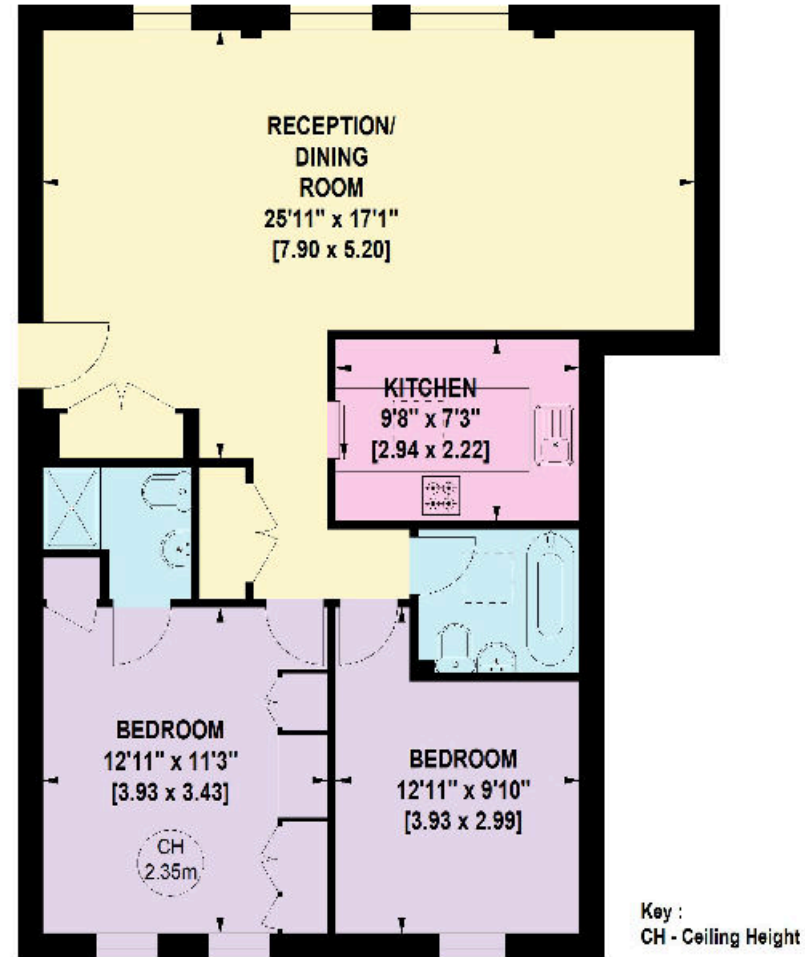
Situated in the popular development of Watchfield Court, W4 this modern lateral flat offers a mixture of convenience and contemporary feeling throughout. The main reception area adjacent to the kitchen is flooded with natural light, and has wooden flooring giving the property a modern ambience. The kitchen is fully integrated with modern appliances including fridge freezer and cooker. Both bedrooms are double bedrooms with in built wardrobes, and the master has its on en-suite shower room. The property is complimented by a second bathroom making it perfect for those looking to share a property or small family.



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Approximate Gross Internal Floor Area
76.27 sq m / 821 sq ft

This plan is for guidance only and must not be relied upon as a statement of fact. Attention is drawn to the important notice on the last page of the text of the Particulars.



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lewin.craig-corbett@knightfrank.com



Fixtures and fittings: A list of the fitted carpets, curtains, light fittings and other items fixed to the property which are included in the sale (or may be available by separate negotiation) will be provided by the Seller's Solicitors.

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