



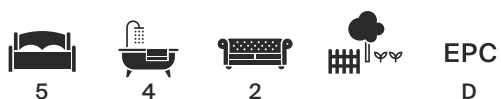
50 Wardo Avenue, Fulham SW6



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An incredible opportunity to acquire a freehold house currently split into two well designed apartments. Offering the potential for two investments under one roof or an exciting development where you can create your new family home within the popular Munster Village.

The property is located just a short walk from the local conveniences/restaurants of Munster Road and Fulham Road as well as the open spaces of Fulham Palace, Bishops Park and Eel Brook Common.



Offers in excess of: £2,000,000

Tenure: Freehold

Local authority: Hammersmith & Fulham

Council tax band: E



Each apartment includes its own entrance, the ground floor accommodation consists of three sizeable double bedrooms, one of which includes an en suite and the rest served by the main bathroom.

To the rear is the open plan kitchen/sitting room with doors leading to the garden. The first and second floor comprises; a kitchen/dining room, separate reception room, two double bedrooms (one en suite) and a bathroom.

There is also the added benefit of potential to extend (STPP) to create another bedroom or even a roof terrace.

The property is 0.6 miles from Parsons Green and 0.8 miles to Putney Bridge underground stations (running on the District Line). These distances are approximate.

The area has an excellent selection of nursery, primary and secondary schools, including Fulham Prep, Kensington Prep and Lady Margaret's.

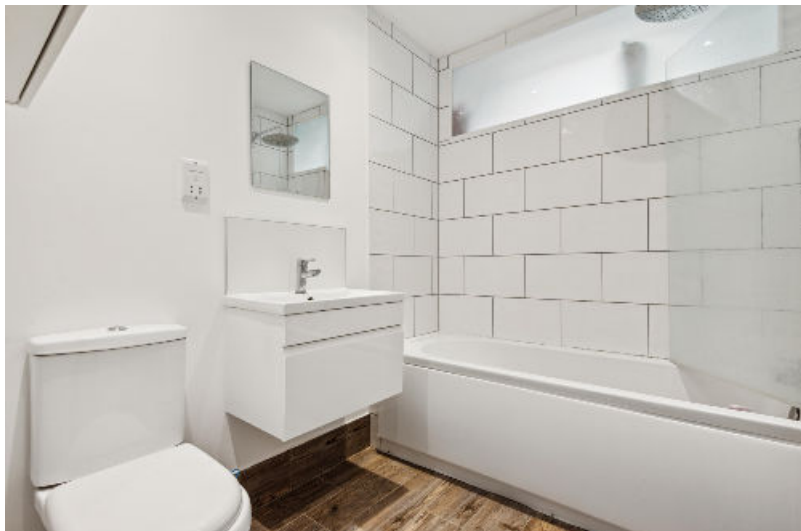








Illustration for identification purposes only. Not to scale.
Floor Plan Drawn According To RICS Guidelines.

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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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