

Introducing Knight Frank, Chiswick



Bedford Park, W4 Guide price £3,750,000

A recently renovated Bedford Park family home which has been restored to an impeccable standard throughout. Originally designed by the architect E.J. May in 1894 and sympathetically extended to link the original stables and coach house to the rear. The lateral living accommodation is arranged over three floors and now totals approximately 4,373 sq ft. The property further benefits from gated off-street parking and is located a short walk from the superb amenities of central Chiswick and Turnham Green Underground station.

Knight Frank's Chiswick branch is open for business

The long wait is over, Chiswick Knight Frank is open and ready to service Chiswick residents' property needs. Along with Barnes and Clapham (which will open shortly) we are adding to our global network of over 335 offices in 52 countries, offering our clients access to a truly global audience. There is good news for vendors and buyers too, as the market has returned after the summer lull with new properties being listed and new buyers registering who are focused on securing properties before 2015.



MARKET COMMENT

Chiswick property owners have been reaping the rewards of the healthy increases in property prices across London, however the area still offers fantastic value and we continue to see an overspill of clients from our established Fulham, Chelsea and Notting Hill offices. Many clients are keen to know what is achieved in pounds per sq ft of recent transactions; The Glebe Estate has achieved around £1000 per sq ft and the premier

roads in Bedford Park, up to £1400 per sq ft. This does vary from property to property and I take time to explain to clients that this can only be used as a guide and a successful marketing campaign will determine the true final value. The "No" vote in Scotland has been another source of confidence ending the relatively quiet summer months and our local offices are still happily reporting multiple bids on properties that are correctly priced to our clients. With the possible introduction of Mansion Tax following April's 2015 General Election and the increase in applicant registration, now is a great time to sell as there is a phenomenal demand for family homes and investment properties throughout Chiswick.

Knight Frank, Chiswick
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