

KING'S ROAD PARK, SW6



King's Road Park - A collection of stylish suites, 1, 2, 3 and 4 bedroom apartments, a new public park with an extensive range of residents' amenities.

LOCATION

Fulham, SW6 (Zone 2)

LOCAL AUTHORITY

London Borough of Hammersmith and Fulham

Residents of King's Road Park are spoilt for choice, with all that the local area has to offer – independent and chain delicatessens, brasseries, pubs, stylish restaurants to suit all tastes and fashionable boutiques. Additionally Fulham benefits from numerous green and open spaces, a rarity this close to Central London.

These exciting new homes are served by excellent transport connections, with Fulham Broadway station located a short walk away, offering direct services into London. There are also convenient connections to London Heathrow airport.



WORLD-CLASS RESIDENTS' FACILITIES

- 24-hour concierge
- 25m swimming pool with vitality pool
- Steam room and sauna
- Gymnasium and studios
- Treatment rooms
- Residents' lounge
- Atrium with private bar and workspace
- Private dining room and meeting rooms
- Cinema rooms
- Games room
- Consultation room
- Atrium courtyard
- Residents' Courtyard garden

TENURE

- 999 years leasehold

WARRANTY

- 10-year NHBC Building Warranty
- Berkeley Group two-year Customer Warranty (this covers the first two years of the ten-year policy)

FIRST COMPLETIONS

- The Wren; Jul 2022 - May 2023
- The Windsor; Feb 2023 - Sep 2023
- The Beaumont; Jul 2023 - May 2024

FROM IMPERIAL WHARF

9 minutes' walk to the Overground

Clapham Junction: 5 minutes

TRAIN STATION INFORMATION - FULHAM BROADWAY STATION (ZONE 2)

Earls Court: 4 mins

Sloane Square: 13 mins

Richmond: 27 mins

Westminster: 19 mins

Cannon Street: 28 mins

Journey Times: according to www.tfl.gov.uk

AUGUST 2019

NO BEDS -	SQ FT	TYPICAL RENT £PW
Studio	404 - 524	£375 - £420
1	540 - 727	£455 - £500
2	728 - 1052	£575 - £725
3	1044 - 2130	£750 - £1400
4	2693 - 2735	£2000

Whilst the following figures have been quoted with good faith and without prejudice, neither Savills nor JLL can be held responsible whatsoever for the market conditions when the premises purchased is marketed on the open lettings market. This information is provided as advice at the time it is given and prior to the premises being marketed. It does not constitute a formal valuation and should not be relied upon for matrimonial, loan or security purposes. In a volatile market our advice can become outdated and accordingly we may wish to review our opinion over time.

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