



Nestled moments from the River Thames, this rarely available, affordable and beautifully reimagined three-bedroom cottage is offered to the sales market. Tucked away off Hammersmith Terrace, the home has been meticulously renovated to an exceptional standard, balancing period charm with contemporary refinement. The ground floor unfolds with a generously proportioned reception room, where warm oak floorboards extend towards a sleek, high-spec kitchen. Here, bespoke cabinetry and premium appliances open seamlessly onto a tranquil courtyard garden—an idyllic setting for alfresco dining, complete with a discreet garden shed. The first floor hosts two elegantly appointed double bedrooms, served by a refined family bathroom, while the top floor is dedicated to a serene principal suite. A shower room and thoughtfully integrated eaves storage complete the space, offering a sense of calm and retreat.



ENERGY PERFORMANCE CERTIFICATE			
Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		72 C
55-68	D		
39-54	E	46 E	
21-38	F		
1-20	G		

KEY INFORMATION	
Local authority:	London Borough of Hammersmith & Fulham
Internal area:	1,367sq. ft. / 127 sq. m.
Local council tax:	E

World Waterside Ltd trading as riverhomes for themselves and its clients give notice that 1: They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. 2: These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. 3: It should not be assumed that the property has all necessary planning, building regulation or other consents and any services, equipment or facilities have not been tested. 4: Lease details, service charges, ground rent (where applicable) and council tax are given as a guide only and should be checked and confirmed by your Solicitor prior to exchange of contracts. 5: They assume no responsibility and any intending purchasers or tenants must satisfy themselves by inspection or otherwise as to the correctness of each of the statements contained within these particulars. If you require clarification of any points please contact us.