



# Lincoln Apartments, Fountain Park Way, White City, W12

Asking Price: £750,000

Benham  
& Reeves

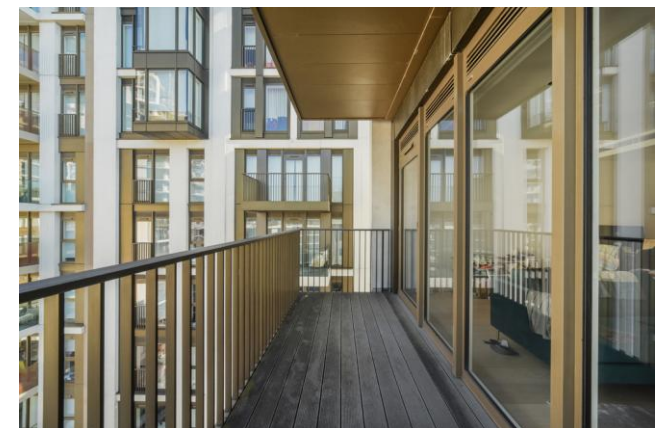
# Lincoln Apartments, Fountain Park Way, White City, W12

 1 Bedroom (s)  1 Bathroom (s)  Leasehold

A very stylish one bedroom apartment at the highly sought-after White City Living. Set on the 11th floor, this luxury apartment spans 594 square feet (approx.) and boasts an array of modern conveniences. Finished to an exceptional standard throughout, the open-plan kitchen/living area connects to a private balcony with views over the communal gardens. Floor to ceiling windows draw in an abundance of natural light while the large double bedroom benefits from built-in wardrobes and its own heating/cooling zone.

Residents of White City Living freely enjoy 24-hour security, concierge, CCTV, lift access, residents' lounge, meeting room, reading area, swimming pool, spa, fully-equipped gym, communal gardens and high-spec cineplex.

The property is ideally located close to the open spaces of Holland Park & Shepherd's Bush Green; with Westfield shopping centre just a stone's throw away. Transport links include White City & Wood Lane stations (Central, Circle and Hammersmith & City lines – Zone 2) and White City bus station all within walking distance of the development.





## Property Features:

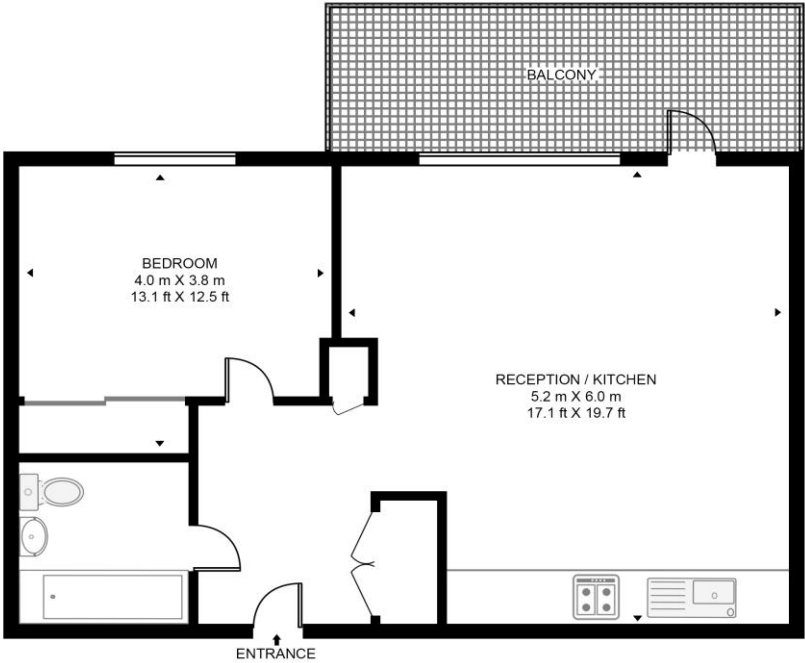
- One Bedroom
- One Bathroom
- 11th Floor
- 594 Square Feet (Approx.)
- Private Balcony
- Miele Appliances
- Concierge, Residents' Gym and Swimming Pool
- White City and Wood Lane Stations (Zone 2)




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**LINCOLN APARTMENTS, WHITE CITY LIVING**  
 APPROXIMATE GROSS INTERNAL FLOOR AREA 594 SQ.FT (55.2 SQ.M)



ELEVENTH FLOOR

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92+) <b>A</b>		
(81-91) <b>B</b>	<b>84</b>	<b>84</b>
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England, Scotland &amp; Wales</b>	EU Directive 2002/91/EC 	

This floor plan has been defined by the RICS Code of Measurement. This floor plan and all others are for approximate representative purposes only and upon usage is agreed to as such by the client.  
 WWW: hdvirtualart.com | TEL: 0203.974.1567 | EMAIL: info@hdvirtualart.com

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## Terms & Conditions:

These particulars are for guidance purposes only and do not form part of an offer or contract.

Asking Price:	£750,000
Tenure:	Leasehold Expires 31/12/3017 Approximately 992 Years Remaining
Ground Rent:	£500.00 (per annum) for the year 2025
Service Charge:	£4,663.55 (per annum) to June 2025
Anticipated Rent:	£2,650.00 pcm Approx. 4.2% Yield

## Viewings:

All viewings are by appointment only through our White City Office.

Our reference: KEN250059

T: 020 7402 9866

E: [whitecity.sales@benhams.com](mailto:whitecity.sales@benhams.com)

W: [www.benhams.com](http://www.benhams.com)

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