



Cascade Apartments, Cascade Way, White City, W12

Asking Price: £1,150,000

 Benham
& Reeves

Cascade Apartments, Cascade Way, White City, W12

 2 Bedroom (s)  2 Bathroom (s)  Leasehold

Spanning an approximate 787 square feet is this immaculately presented two bedroom, two bathroom, fifth floor apartment. This fabulous apartment offers an array of modern conveniences and has been finished to a high specification. Notable features include a well-proportioned open-plan kitchen/living area with integrated Miele appliances, breakfast bar and direct access to a private balcony. There are two sizable double bedrooms, one with an en-suite and both with built-in wardrobes and floor to ceiling windows. The flat also benefits from comfort cooling in all habitable rooms and underfloor heating throughout. A rare perk that comes with the property is an underground right to park space.

The development is adjacent to Westfield, Europe's largest shopping centre. A short stroll north takes you to Imperial College's research campus. Residents have access to an array of development facilities, including a 24-hour concierge, swimming pool, hydro-pool, gym, massage rooms, dining room, private cinemas, business lounge, and entertainment suite. The development is also in close proximity to Holland Park and Shepherd's Bush Green.

Transport links include White City & Wood Lane stations (Central, Circle and Hammersmith & City – Zone 2) and White City bus station all within walking distance of the development.





Property Features:

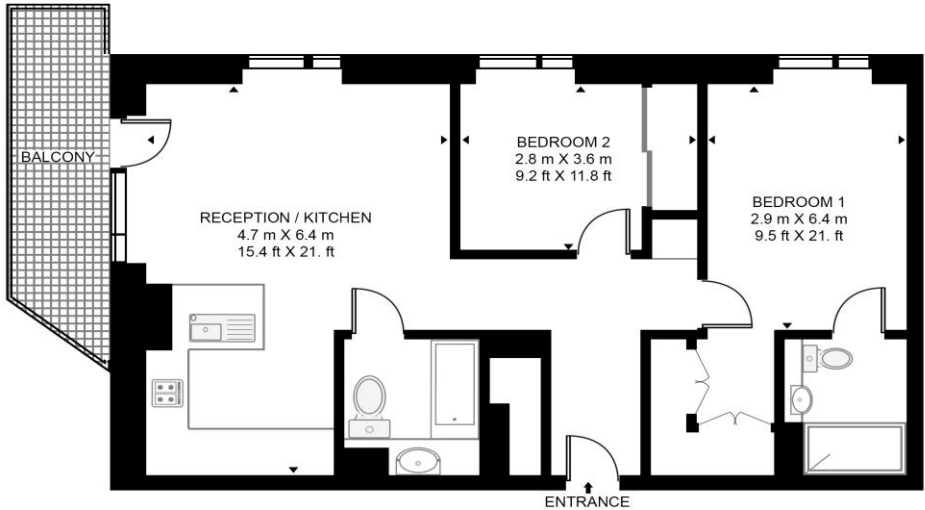
- 2 Bedrooms
- 2 Bathrooms
- 5th Floor
- 787 Square Feet (Approx)
- Right to Park
- Balcony
- 24 Hour Concierge & Residents' Facilities
- White City & Wood Lane Stations (Zone 2)



Cascade Apartments, Cascade Way, White City, W12



CASCADE APARTMENTS, WHITE CITY LIVING
 APPROXIMATE GROSS INTERNAL FLOOR AREA 787 SQ.FT (73.1 SQ.M)



FIFTH FLOOR

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92+) A		
(81-91) B	87	87
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	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.

Terms & Conditions:

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

Asking Price:	£1,150,000
Tenure:	Leasehold Expires 01/01/3020 Approximately 995 Years Remaining
Ground Rent:	Peppercorn
Service Charge:	£4,800.00 (per annum) for the year 2024
Anticipated Rent:	£4,000.00 pcm Approx. 4.2 % Yield

Viewings:

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

Our reference: NIN240176

T: 020 7402 9866

E: whitecity.sales@benhams.com

W: www.benhams.com

Disclaimer: These particulars are for guidance purposes only and do not form part of an offer or contract. Whilst care has been taken in their preparation, Benham and Reeves or the vendor shall not be held responsible for any inaccuracies. You should not rely on statements by Benham and Reeves Ltd in the particulars or by word of mouth or in writing as being factually accurate about the property, its condition or its value. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only. The photographs appearing in these particulars show only certain parts of the property at the time when the photographs were taken. It should not be assumed that the property has all or any of the necessary planning permission, building regulation consent approval or other required consents for its previous, present or future intended usage. Any intending purchasers must satisfy themselves by inspection or by taking appropriate professional advice. Benham and Reeves Ltd has not rested any of the equipment, fittings or facilities.

London | Canary Wharf | City | Colindale | Dartmouth Park | Ealing | Fulham | Hampstead
Hammersmith | Highgate | Hyde Park | Kensington | Kew | Knightsbridge | Nine Elms
Surrey Quays | Shoreditch | Wembley | Wapping | White City | Woolwich

International | China | Hong Kong | India | Israel | Malaysia | Middle East | Pakistan
Singapore | South Africa | Turkey

