





### **Blended expertise, purposefully applied...**

We are a Chiswick based residential property consultancy that provides in-depth experience in the disciplines of estate agency, residential lettings, property management, property staging and interior design – a blend of expertise not commonly found in estate and lettings agency businesses.

Having this multi-faceted capability enables us to deliver success to our clients that are seeking a more bespoke and discreet experience than typically offered by high street estate or lettings agents.

### **Clients value our integrity, energy, expertise and unbiased advice...**

The core values of our business are; integrity, clarity and success. Our advice and services are delivered from a trusted platform of professional qualification, experience, dedication and a wealth of in-depth knowledge. This thorough, yet innovative approach to everything that we do has resulted in a strong track record, as evidenced by consistent results and unquestionable success.

### **What is the new meaning of Bespoke?...**

We work with an adaptable approach to our processes to suit individual clients requirements. For example; many of our clients want to avoid public promotion and seek discreet introductions. Over 70% of our transactions are completed without public marketing. We spend less time promoting ourselves and more time combining modern online marketing with a lifetime of networking to introduce the right person in the right way.

### **More doesn't mean more...**

We consciously keep our active portfolio compact, so that we can successfully apply the time, high levels of detail, attention and management you require and deserve whilst achieving our joint objective, success.



P Resident permit holders only Max 40 10 am - 6 pm

## ELMWOOD ROAD, W4

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A stylish, 930 Sq Ft / 86 Sq M, two bedroom, two bathroom, garden maisonette that features 26'4 of south facing entertaining space with views over the 31' private garden, utility room and garden office/hobby room.

The accommodation comprises: private front door to entrance hallway, guest cloakroom, utility room, 26'4 double reception room with feature wooden flooring; currently divided as reception room and dining area within conservatory, fully fitted kitchen with breakfast bar overlooking garden, master bedroom with en-suite shower room, further double bedroom with en-suite shower room and 31' south facing private garden with decked patio area, timber garden office with power, and air-conditioning.

Elmwood Road is a highly desirable residential road that benefits from the tranquility of Grove Park whilst enjoying the convenience of Chiswick High Road. The area offers excellent amenities including bars & restaurants, Chiswick House & Grounds, local and high street shopping combined with excellent transport connections into and out of town.

The images shown have been digitally staged to demonstrate a potential layout.





# Elmwood Road, W4

Approximate gross internal area

90.93 sq m / 979 sq ft

(Excluding Shed)

Key :  
CH - Ceiling Height



## Ground Floor

Not to scale, for guidance only and must not be relied upon as a statement of fact.  
All measurements and areas are approximate only





