

# RIVERHOMES

Rainville Road  
Hammersmith W6

£12,176 per month  
Flexible furnishings



## Rainville Road Hammersmith W6

This is a unique interior designed newly built three bedroom, four bathroom townhouse located within a privately gated, riverside development with a private car parking space. The townhouse is arranged over four floors boasting three fabulous balconies at three different levels each one overlooking the River Thames. The ground floor has a large eat-in kitchen / breakfast room with river views, utility area and cloakroom. There is a dual aspect reception area which is divided into dining room and lounge area with direct access to one of the

terraces via the bi-folding doors on the first floor. The staircase extends up to the bedrooms with two being on the second floor and one with its own en suite, as well as a family bathroom. The master bedroom suite is located on the entire top floor. The townhouse also benefits from a bespoke, high gloss 'Macassar' kitchen with fully integrated Miele appliances including wine cooler and a Crestron Home Automation System that controls the lighting, heating / air conditioning and TVs throughout the property.

### KEY FEATURES

**3 bedrooms**

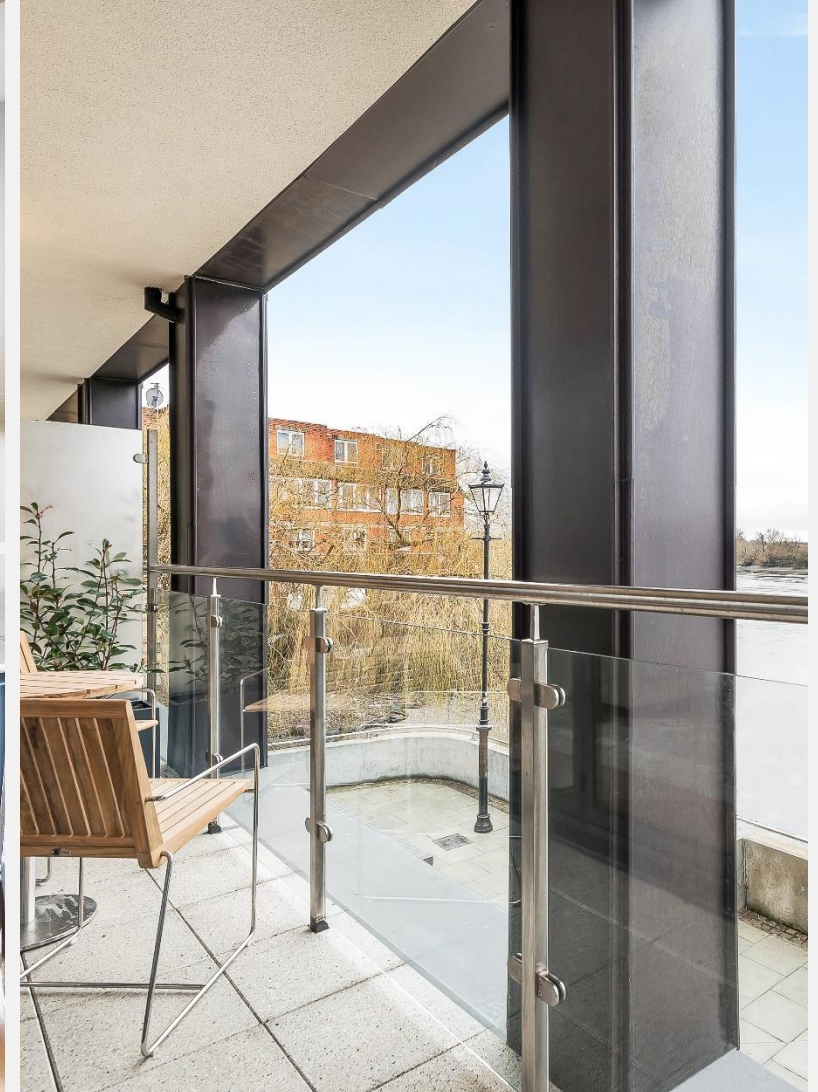
**4 bathrooms**

**Three balconies overlooking the Thames**

**Eat-in kitchen / breakfast room**

**Dual aspect reception area**

**Available now**





## ENERGY PERFORMANCE CERTIFICATE

Score	Energy rating	Current	Potential
92+	<b>A</b>		
81-91	<b>B</b>	86   <b>B</b>	87   <b>B</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>		

## KEY INFORMATION

<b>Local authority:</b>	London Borough of Hammersmith & Fulham
<b>Internal area:</b>	1,872 sq. ft. / 173.91 sq. m.
<b>Council tax band:</b>	H
<b>Available from:</b>	Immediately

