

FULHAM REACH

LONDON W6



Why invest in Fulham Reach?



Affluent residential neighbourhood in South West London



Stunning location with 150m frontage onto the River Thames



Under 8 minutes walk to Hammersmith tube station (zone 2) with access to 4 London Underground lines

Key destinations in close proximity:

- Heathrow Airport (30 minutes)
- Westfield Shopping Centre (9 minutes)
- Knightsbridge (15 minutes)
- Oxford Circus (20 minutes)
- Westminster (20 minutes)



A selection of the UK's best schools and universities within 18 minutes of Fulham Reach

- St Pauls Girls School (8 minutes) (No. 1 independent school in the UK)
- Godolphin and Latymer School (6 minutes) (No. 6 independent school in the UK)
- St Paul's School (14 minutes) (No. 12 independent school in the UK)
- Imperial College London (18 minutes)



Outstanding selection of residents facilities including a 24 hour concierge, spa with swimming pool, gymnasium, wine cellar, virtual golf simulator, private screening room and a snooker room



Very strong rental demand and capital growth forecasts

Capital Appreciation Based on Knight Frank Residential Market Forecast, December 2017

Typical 1 Bed @ £835,000

Fulham Reach	2018	2019	2020	2021	2022	Total
Capital Appreciation (%)	0.0%	2.5%	3.0%	3.5%	4.0%	
Capital Appreciation	£0	£21k	£26k	£31k	£36k	£114k

This equates to 5.6% capital growth prior to completion and 13.7% capital growth over 5 years.

Rental Demand in Hammersmith and Fulham

Over 34,000 people are employed in and around Hammersmith Broadway, with a large percentage of people working in the UK headquarters of the following companies:

- Virgin Media
- L'Oréal
- Harrods HQ
- Walt Disney
- Betfair

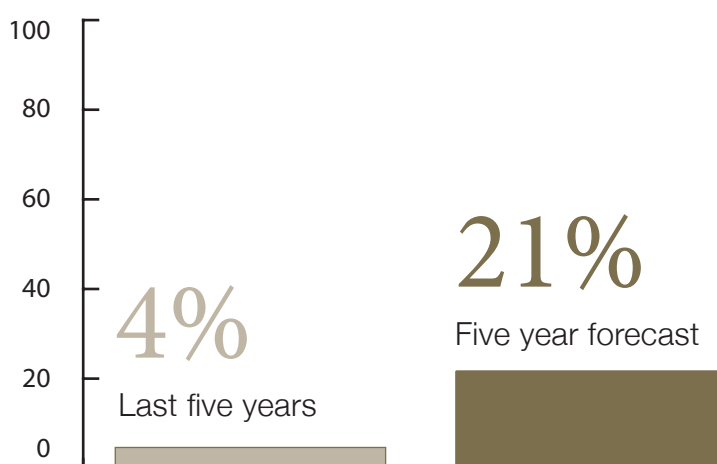
Source: Hammersmith and Fulham Borough Profile 2018

“Lettings have been stronger at Fulham Reach over the last 12 months, with applicant enquiries in Q1 of 2018 up 16% compared to 2017. Even with other new developments completing over the last 12 months, Fulham Reach is still the preferred option to live as the facilities are some of the best available in London. And with an office onsite at Fulham Reach, we have been able to achieve rents ahead of all other agents”

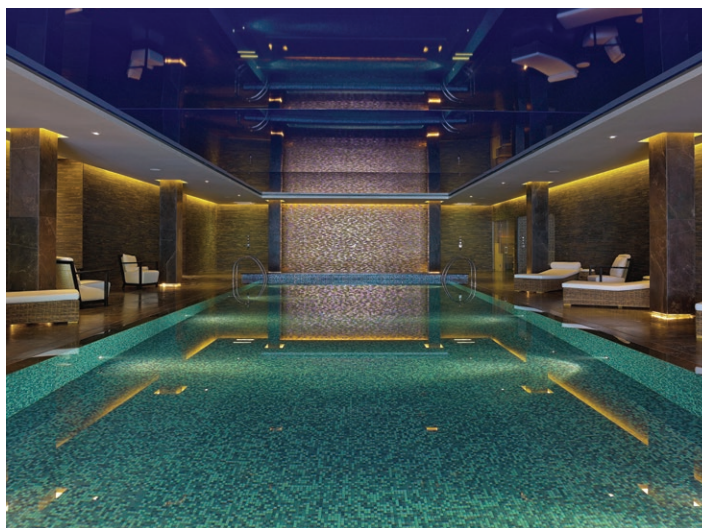
Marc von Grundherr, Lettings Director
Benham & Reeves Lettings



Rental Growth in Hammersmith and Fulham



Source: CBRE Borough Guide: Hammersmith & Fulham (2017)



Call now for further information or to arrange your private appointment

Prices from £800,000

Fulham Reach Sales & Marketing Suite

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Proud to be a member of the Berkeley Group of companies

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