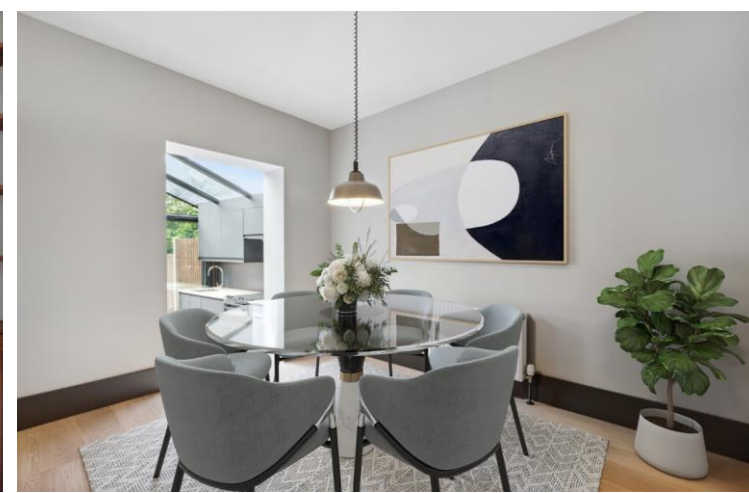




Wandsworth Road  
London, SW8

CHESTERTONS









An exceptional and unique terraced, beautifully renovated house, perfectly located for links to Central London

Presented in fantastic order this beautiful home offers wonderful entertaining space with a large double reception room across the ground floor and a beautiful eat-in kitchen across the lower ground floor, leading directly onto the garden.

The property further comprises 2-3 double bedrooms, bathroom, second WC and private rear garden and is well maintained throughout.

Situated on Wandsworth Road for the amenities of both Lavender Hill and Clapham Old Town as well as the open spaces of Clapham Common & Battersea Park. Local transport links include Clapham Common Underground (Northern Line) and Wandsworth Road British Rail providing quick and easy access into the City and the West End.

- Newly Renovated
- Three Bedroom House
- Stunning Garden
- Close to Wandsworth Road and Clapham Common Stations

Asking Price £1,150,000

Energy Efficiency Rating		Current	Potential
90-100	A		
81-89	B		
72-80	C	74	83
63-71	D		
54-62	E		
45-53	F		
35-44	G		

Not energy efficient - higher running costs

EU Directive 2002/91/EC  
England, Scotland & Wales

**Tenure:** Freehold  
**Service Charge:** £0  
**Ground Rent:** £0  
**Local Authority:** London Borough Of Lambeth  
**Council Tax Band:** E

*Chestertons Battersea Park & Nine Elms Sales*

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## Wandsworth Road, SW8

Approximate gross internal area  
118.17 sq m / 1272 sq ft



Lower Ground Floor

Ground Floor

First 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

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