



Sunbury Lane
London, SW11

CHESTERTONS





Impeccably presented, this modern 4-bedroom maisonette offers a perfect blend of style and functionality. Situated in a quiet, sought-after location close to Battersea Square, the flat boasts a spacious garden with direct access to a private communal garden—ideal for relaxing or entertaining.

The ground floor comprises a bright and airy living room, a fully equipped modern kitchen with integrated appliances, a bedroom/study, a WC, and a utility room. Upstairs, you will find three generously sized bedrooms along with two bathrooms, providing ample space for a growing family or guests.

The property is Share of Freehold, with one allocated parking bay, and also benefits from no onward chain.

Located close to a range of local amenities, cafés, restaurants, schools, and transport links, you are also near Battersea Park and can easily access Chelsea via Battersea Bridge.

- Four Bedrooms
- Off Street parking
- Private Garden
- 1242sq ft
- Chain Free

Guide Price £950,000

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs	A		
Energy efficient - lower running costs	B		
Decent energy efficiency - lower running costs	C	73	80
Below average energy efficiency - higher running costs	D		
Low energy efficiency - higher running costs	E		
Very low energy efficiency - higher running costs	F		
Not energy efficient - higher running costs	G		
England, Scotland & Wales		EU Directive 2002/91/EC	

Tenure: Share of Freehold 978 years 11 months

Service Charge: £2200 p.a.

Ground Rent: £0

Local Authority: London Borough of Wandsworth

Council Tax Band: E

Chestertons Battersea Park & Nine Elms Sales

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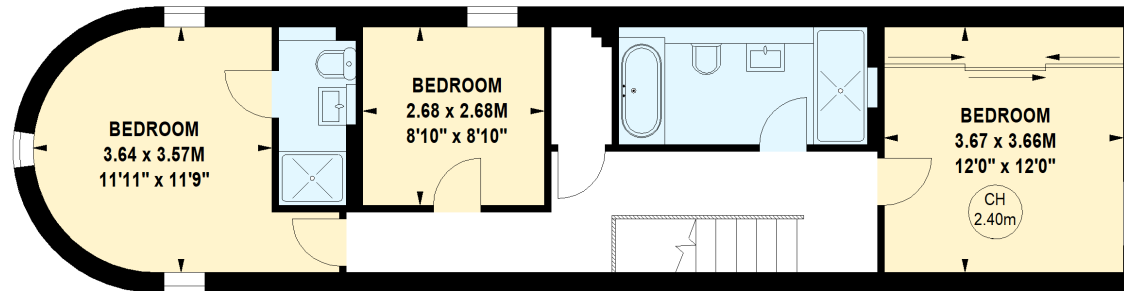
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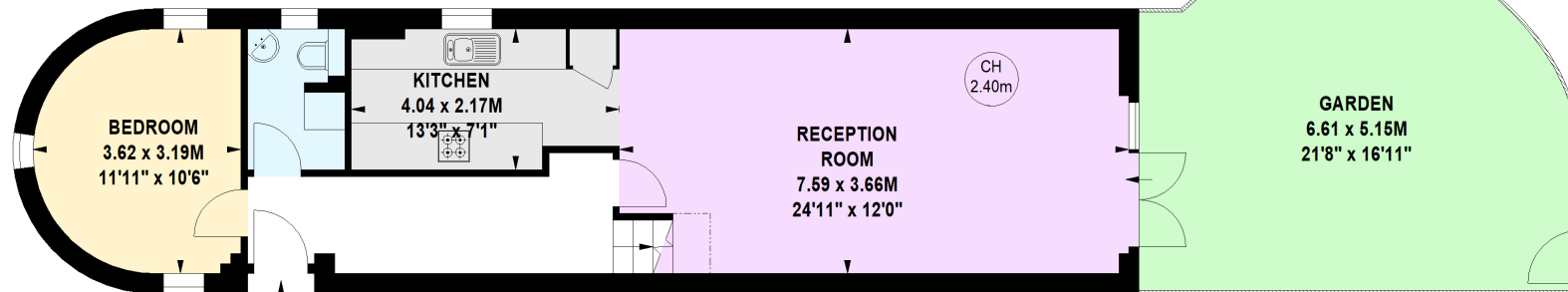
Approximate gross internal area

115.38 sq m / 1242 sq ft

Key :
CH - Ceiling Height



First Floor



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

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