



Stott Close
London, SW18





A lovely two-bedroom, two-bathroom ground floor apartment, ideally positioned in a quiet residential development in the heart of SW18.

Boasting a long lease and good proportions throughout, this modern home offers a perfect combination of convenience, comfort, and contemporary living.

Set within a well-maintained development, the property opens into a welcoming hallway leading to a spacious living/dining room. Large windows provide excellent natural light, while the adjoining modern kitchen features ample storage and worktop space.

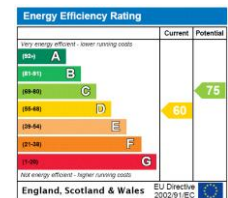
Both bedrooms are well-sized doubles, with the principal bedroom benefitting from an en-suite. A family bathroom serves the second bedroom and guests. Being situated on the ground floor, the flat also enjoys easy access and a practical layout that will appeal to a wide range of buyers.

Further highlights include residents' parking, secure entry, and attractive communal grounds. Stott Close is conveniently located for the amenities of Wandsworth, with excellent transport links nearby at Wandsworth Town Station and Clapham Junction, as well as the open green spaces of Wandsworth Common and King George's Park.

A superb opportunity to acquire a well-proportioned home in a sought-after location, complete with a long lease and ready to move into.

- Moments from the common
- Two bedrooms, two bathrooms
- Residents' parking
- Long lease
- Low service charge
- Bright and airy

Offers in excess of
475,000



Tenure: Leasehold 161 years remaining

Service Charge: £1880 per annum

Ground Rent: £200 per annum

Local Authority: London Borough of Wandsworth

Council Tax Band: E

Chestertons Wandsworth Sales

47 East Hill

London

SW18 2QE

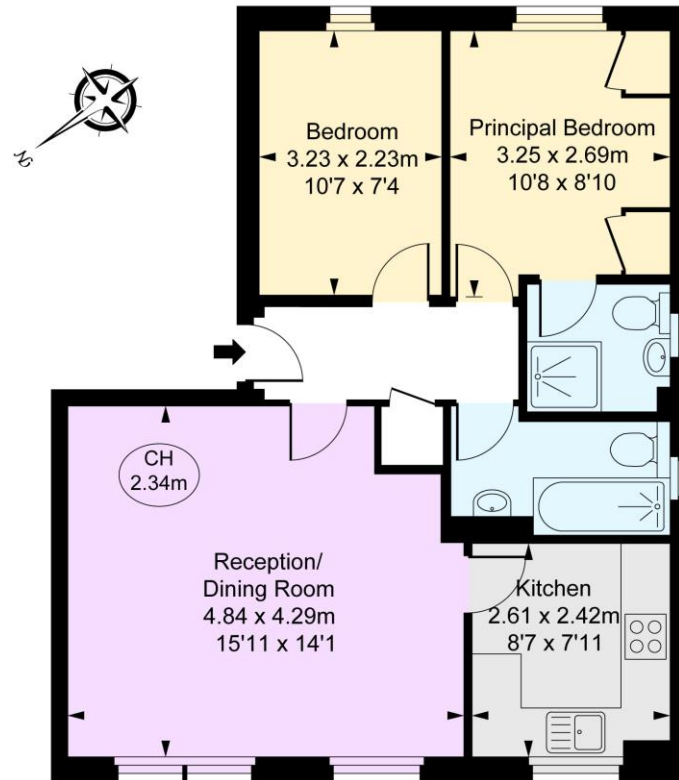
wandsworth@chestertons.co.uk

0208 104 7530

chestertons.co.uk

Stott Close, SW18
Approximate Gross Internal Area
54.53 sq m / 587 sq ft

(CH = Ceiling Heights)



Ground Floor

This plan is not to scale. It is for guidance and not for valuation purposes.
All measurements and areas are approximate only, and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice.
© Fulham Performance

Chesterton UK Services Limited trading as Chestertons for themselves and for the vendor of this property whose agents they are, give notice that (i) these particulars do not constitute any part of an offer or contract, (ii) all statements contained within these particulars are made without responsibility on the part of Chestertons or the vendor, (iii) whilst made in good faith, none of the statements contained within these particulars are to be relied upon as a statement or representation of fact, (iv) any intending purchasers must satisfy themselves by inspection or otherwise as to the correctness of each of the statements contained within these particulars, (v) the vendor does not make or give either Chestertons or any person in their employment any authority to make or give representation or warranty whatsoever in relation to this property. Wide angle lenses may be used. ©Copyright Chestertons | Chesterton UK Services Limited | Registered Office 40 Connaught Street, Hyde Park, London W2 2AB Registered Company Number 05334580.



This paper is
100% recyclable