



Stott Close
London, SW18

CHESTERTONS





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

Tenure: Leasehold 161 years remaining

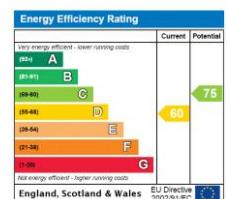
Service Charge: £1880 per annum

Ground Rent: £200 per annum

Local Authority: London Borough of Wandsworth

Council Tax Band: E

Offers in excess of
475,000



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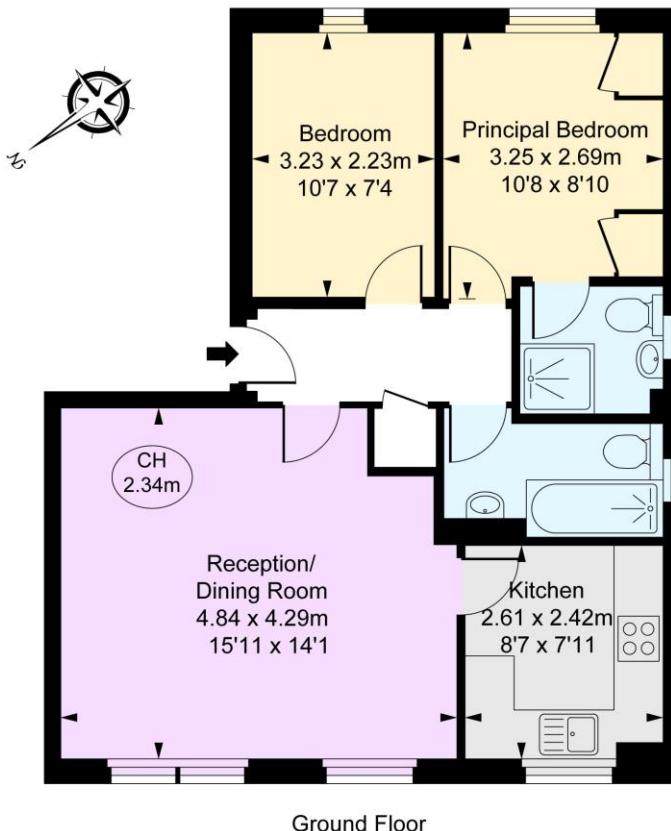
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Approximate Gross Internal Area
54.53 sq m / 587 sq ft

(CH = Ceiling Heights)



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.
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