



Lanherne House, The Downs

Wimbledon

£650,000



# Lanherne House

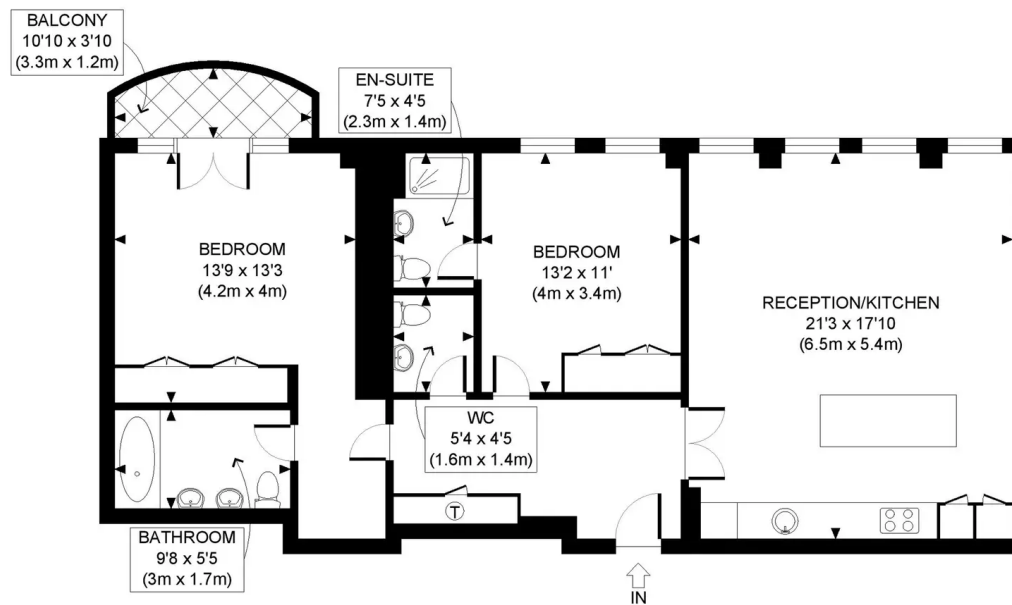
## Wimbledon

We are proud to present an incredible two double bedroom modern apartment in the heart of Wimbledon with No Onward Chain. Set within a gated development, the property is spread over 1,000 square feet and offers two large double bedrooms both benefiting from en-suite bathrooms and fitted wardrobes. There is a spacious open plan reception room with a fully fitted kitchen complete with an island. There is underfloor heating throughout along with white Venetian blinds and a private balcony. Further benefits include a concierge service, underground parking, gym and cinema.

The Downs is a short walk away from the renowned Wimbledon Village offering excellent restaurants, pubs and independent businesses as well as Wimbledon Common. There are a choice of 19 fantastic schools all within a mile of the property making it perfect for a family. Wimbledon National Rail and Underground station is a mile away with Raynes Park, Wimbledon Chase and the Tram stop even closer.

- Stunning Apartment
- No Onward Chain
- Gated Development
- Concierge Service
- Cinema & Gym
- Two Bathrooms
- Over 1,000 Sq. Ft.
- 979 Year Lease





FIRST FLOOR  
GROSS INTERNAL  
FLOOR AREA 1025 SQ FT

APPROX. GROSS INTERNAL FLOOR AREA: 1025 SQ FT/ 95 SQM

**PROPERTY PHOTO PLANS**.CO.UK  
ONE STOP SHOP FOR PROPERTY MARKETING

This plan is for illustrative purposes only and should be used as such by any prospective client. Whilst every attempt has been made to ensure the accuracy of the Floor Plan contained here, measurements of the doors, windows, rooms and any other items are approximate and no responsibility is taken for any errors, omissions, or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to the operability or efficiency can be given.









## James Bailey Sales & Lettings

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