



## Bolingbroke Grove, SW11

£800,000

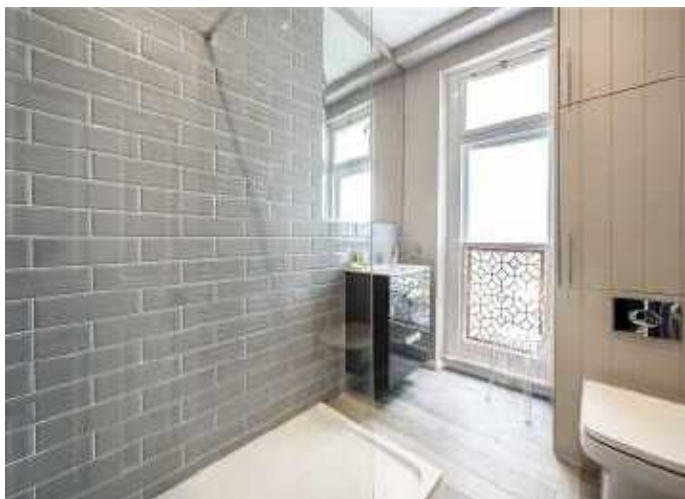


- Two Bedrooms
- Two Bathrooms

- Period Conversion
- Private Balcony

- Exceptional Condition
- Between The Commons





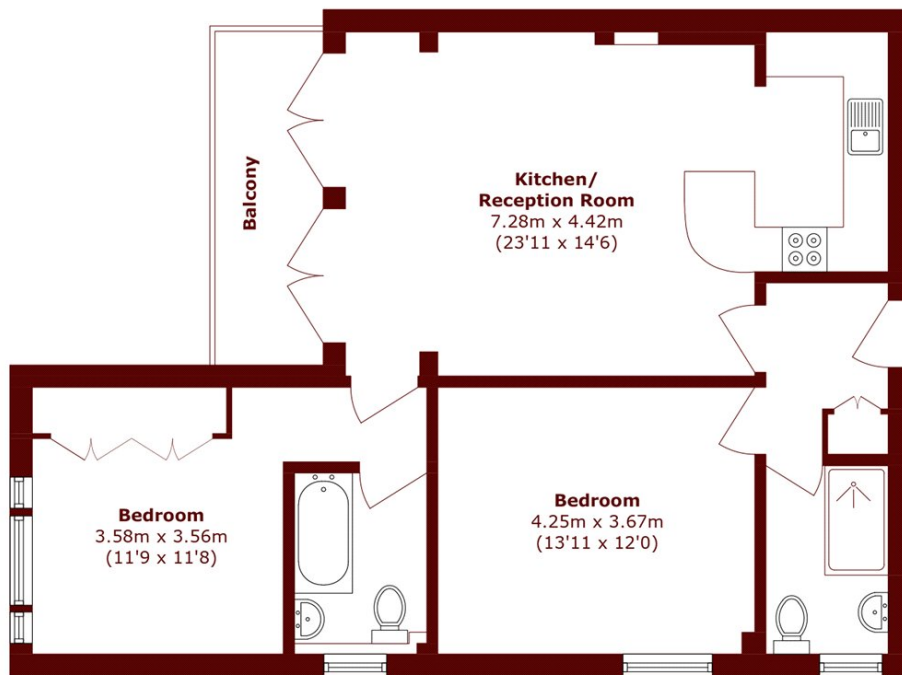
## ABOUT THE PROPERTY

An exceptional two bedroom, two bathroom flat in a lovely period conversion Between The Commons. There are lovely large windows bringing in lots of natural light and a private balcony that comes off the living room.

Stairs lead up to the communal entrance, the door opens into a large hallway. Directly on the left, is the entrance to the flat and this opens into its own entrance hall which leads through to a lovely open plan kitchen and living room. The modern and classy. There is a spacious double bedroom and a modern shower room on the left. There are two spacious double bedrooms, one with fitted wardrobes and a modern en-suite bathroom with a shower over the bath. There is also a lovely modern shower room with grey metro tiling and double shower. Running the width of the living room is a fantastic covered balcony with ornate railings.

Bolingbroke Grove runs along the east side of Wandsworth Common, running between Wandsworth Common and Clapham Junction train stations. It is located moments from Wandsworth Common station and has convenient access to the shops, restaurants and cafes of both Bellevue Road and Northcote Road. Council Tax Band- F





Total area (approx.): 75.8 sq. m (815.9 sq. ft)

Balcony area (approx.): 6.4 sq. m (68.8 sq. ft)

## Marsh & Parsons Battersea

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