



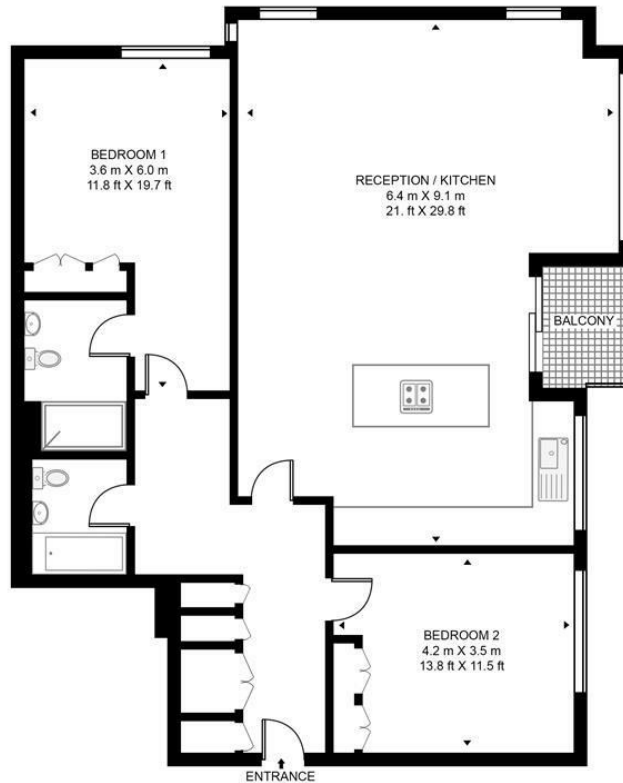
18, Burghley House, Somerset Road, London, SW19 5JB

Offers In Excess Of £900,000

For Sale

Gray's  
RESIDENTIAL

**BURGHLEY HOUSE, SOMERSET ROAD**  
APPROXIMATE GROSS INTERNAL FLOOR AREA 1213 SQ.FT (112.7 SQ.M)



FOURTH FLOOR



This floor plan has been defined by the RICS Code of Measurement. This floor plan and all others are for approximate representative purposes only and upon usage is agreed to as such by the client.  
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## THE PROPERTY

\*\* Virtual Tour Available\*\*

Grays's Residential are delighted to present this chain free, two double-bedroom apartment that is located on the Oakfield Estate in Wimbledon, which offers panoramic views of London's city skyline, Wimbledon Park lake and the All England Lawn Tennis Club.

There are stations at Southfields and in Wimbledon Town and there is easy access onto the A3 via Wimbledon Parkside.

The apartment is also in a good position for both Wimbledon Common and Wimbledon Park, with its extensive recreational facilities and is well placed for access to Wimbledon Village with its interesting selection of specialist shops, cafes and restaurants.

This stylish and modern apartment located on the fourth floor and has been refurbished to an exceptional standard throughout, comprises open plan fully integrated kitchen with Bosch appliances, dining and reception areas leading to a private balcony with stunning views. Master bedroom with fitted wardrobes and ensuite shower room, family bathroom and second bedroom all with fitted wardrobes.

Further benefits include residents permit parking alongside visitors parking, a secure gated, underground parking bay, garage, and onsite porter.

### Additional Information

#### Share of Freehold

Lease: 999 years from 1st January 1987.

Service Charge: £5859.08 per annum which is paid quarterly. This includes annual building insurance, water rates, and gas central heating

£100 per annum ground rent.

Council Tax Band: G