



Lyss Homes



46C Hendrick Avenue, London, SW12 8TL

£375,000







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# 46C Hendrick Avenue

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- One bedrooms
- Second floor flat spread over 2 floors
- Situated in a brick built building
- Close to Northcote Road
- One bathroom
- Close to Wandsworth Common and Station
- Excellent investment opportunity

Nestled in the desirable area of Hendrick Avenue, London SW12, this charming flat presents an excellent opportunity for those looking to invest in a prime location. Spanning 571 square feet, the property features a well-proportioned open-plan reception and kitchen room on the upper floor, and a spacious bedroom and bathroom on the lower floor, making it an ideal space for both investors and homeowners.

While the flat requires modernisation, this offers a unique chance for buyers to personalise the space to their taste and preferences. The potential for enhancement is significant, allowing for the creation of a stylish and contemporary living environment.

Conveniently situated close to Northcote Road, residents will enjoy easy access to a vibrant array of shops, cafes, and restaurants, perfect for leisurely weekends or quick outings. Additionally, the proximity to Wandsworth Common and Station ensures that commuting and outdoor activities are both easily attainable, enhancing the overall appeal of this location.

This property is particularly suited for investors looking to capitalise on the growing demand in the area. With its prime location and potential for improvement, this flat represents a promising investment opportunity in one of London's sought-after neighbourhoods. Don't miss the chance to explore the possibilities this property has to offer.











## Floor Plans

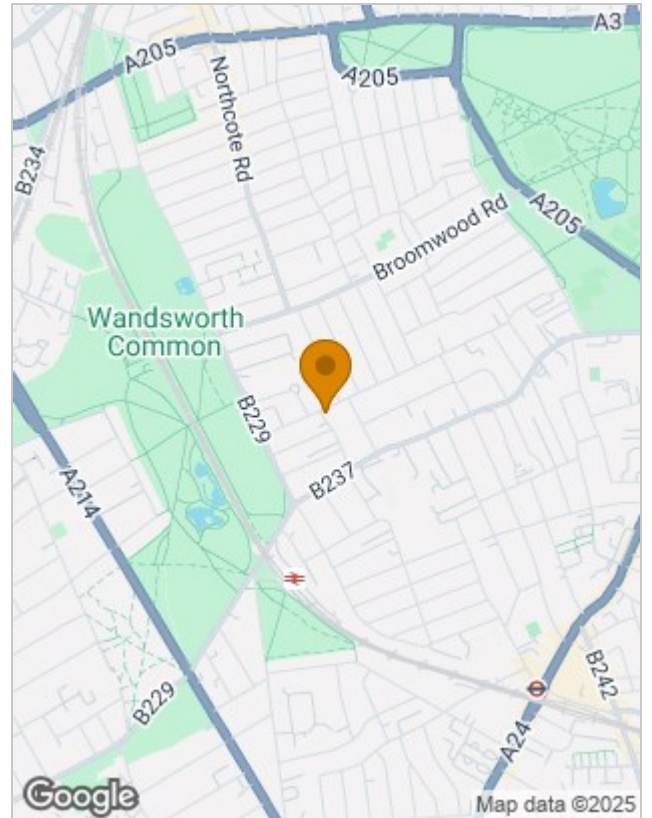


## Viewing

Please contact our Lyss Homes Office on 02080 505 452 if you wish to arrange a viewing appointment for this property or require further information.

The particulars are set out as a general outline only for the guidance of intended purchasers or lessees, and do not constitute, any part of a contract. Nothing in these particulars shall be deemed to be a statement that the property is in good structural condition or otherwise nor that any of the services, appliances, equipment or facilities are in good working order. Purchasers should satisfy themselves of this prior to purchasing.

## Location Map



## Energy Performance Graph

