



Voltaire Buildings, Garratt Lane, London SW18 4FR

welcome to

Voltaire Buildings, Garratt Lane, London

Available to buy on a shared ownership basis: £170,000 (Share 40%, Full Price £425,000)

A unique one bedroom apartment situated on the first floor of this imposing converted Victorian school, just moments from Earlsfield mainline station.

This well-presented property benefits from a wealth of character throughout with high ceilings and large windows. Further benefits include communal gardens and secure underground parking.

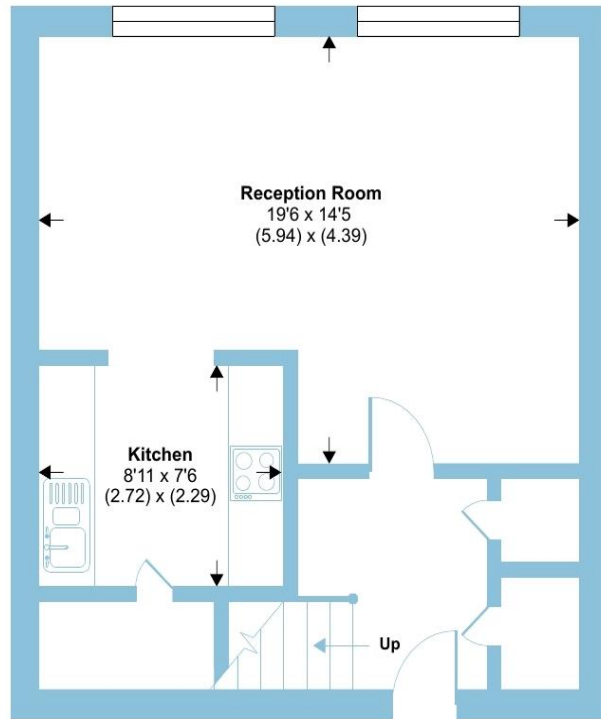
Voltaire Buildings is located on Garratt Lane in the heart of Earlsfield with its many coffee shops, bars and restaurant



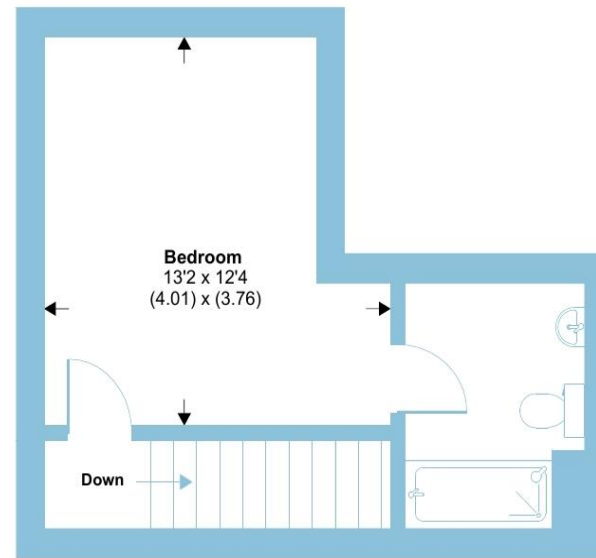
Garratt Lane, London, SW18

Approximate Area = 676 sq ft / 62.8 sq m

For identification only - Not to scale



FIRST FLOOR



MEZZANINE LEVEL



Floor plan produced in accordance with RICS Property Measurement Standards incorporating International Property Measurement Standards (IPMS2 Residential). © nichecom 2023. Produced for Barnard Marcus. REF: 1058416



welcome to

Voltaire Buildings, Garratt Lane, London

- Converted Victorian School
- One Large Double Bedroom
- Close to Earlsfield Station
- Secure Underground Parking
- Short Walk away from the new M&S Food Hall

Tenure: Leasehold EPC Rating: B

£170,000



Please note the marker reflects the postcode not the actual property

view this property online [barnardmarcus.co.uk/Property/EAR104532](https://www.barnardmarcus.co.uk/Property/EAR104532)

This is a Leasehold property with details as follows; Term of Lease 125 years from 31 Oct 2019. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold marks

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.



Property Ref:
EAR104532 - 0002

barnard marcus



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