



Castle Court, Brewhouse Lane, Putney, London, SW15 2JJ



welcome to

Castle Court, Brewhouse Lane, Putney, London

A modern two bedroom two bathroom property situated in a prime position moments from Putney High Street and the River Thames. Offered to the market with the benefit of no onward chain, this spacious third floor property comprises of two double bedrooms, two bathrooms, a large reception room with enough room for dining, and a kitchen. Externally there are very well maintained communal gardens, and the flat is accessed by a secure entry phone system and a lift.

Castle Court is situated on Brewhouse Lane which is incredibly convenient for Central Putney, Putney Bridge Station, and the Thames Clipper, as well as the various shops, bars and restaurants that Putney High Street has to offer.

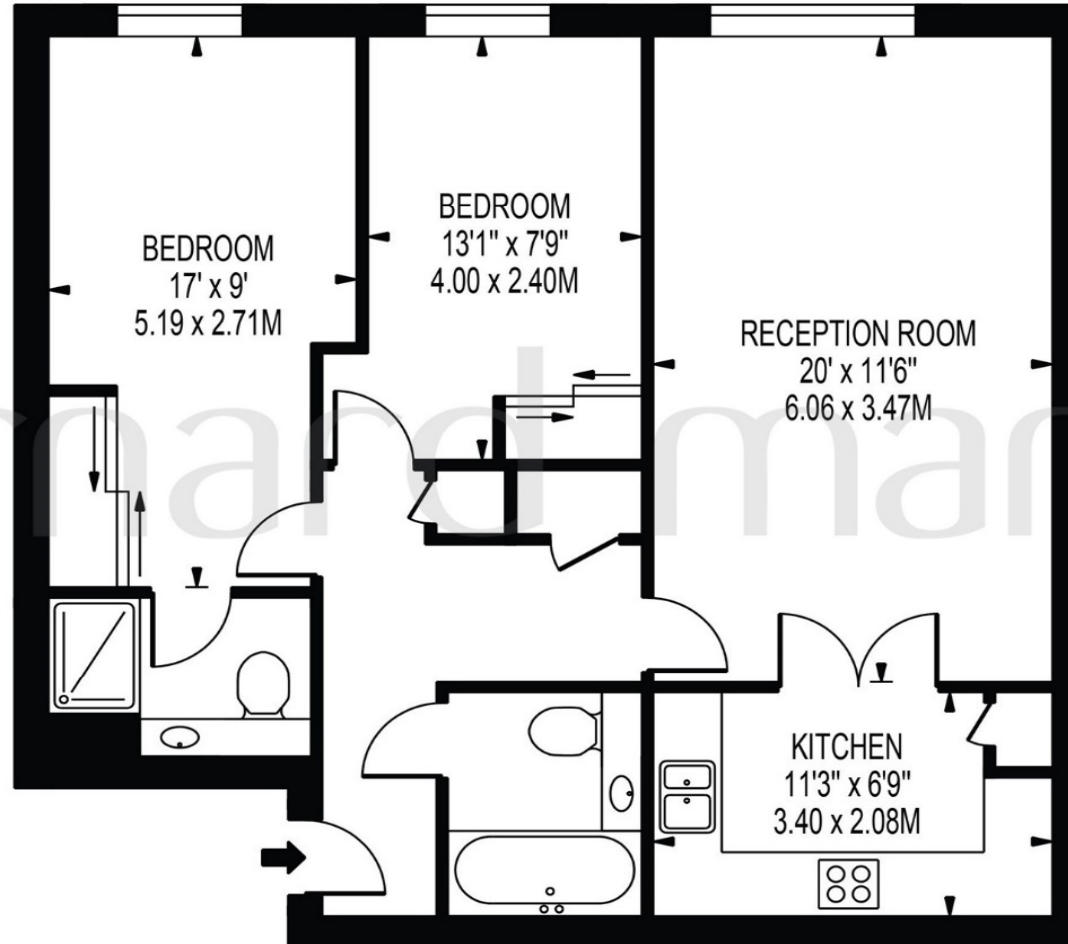
An internal viewing is highly advised.



CASTLE COURT, BREWHOUSE LANE



APPROXIMATE GROSS INTERNAL FLOOR AREA: 744 SQ FT - 69.12 SQ M



FOR ILLUSTRATION PURPOSES ONLY

THIS FLOOR PLAN SHOULD BE USED AS A GENERAL OUTLINE FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE IN WHOLE OR IN PART AN OFFER OR CONTRACT.
ANY INTENDING PURCHASER OR LESSEE SHOULD SATISFY THEMSELVES BY INSPECTION, SEARCHES, ENQUIRIES AND FULL SURVEY AS TO THE CORRECTNESS OF EACH STATEMENT.
ANY AREAS, MEASUREMENTS OR DISTANCES QUOTED ARE APPROXIMATE AND SHOULD NOT BE USED TO VALUE A PROPERTY OR BE THE BASIS OF ANY SALE OR LET.

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Castle Court, Brewhouse Lane, Putney, London

- Two Generous Bedrooms
- Riverside Location
- Chain Free
- Third Floor
- Right to park 1 vehicle

Tenure: Leasehold EPC Rating: B

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

£600,000



Please note the marker reflects the
postcode not the actual property

view this property online [barnardmarcus.co.uk/Property/PUR107053](https://www.barnardmarcus.co.uk/Property/PUR107053)



Property Ref:
PUR107053 - 0007

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.

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