



Stanhope House, Whitnell Way, London SW15 6BY



barnard marcus

welcome to

Stanhope House, Whitnell Way, London

A great opportunity to purchase this newly refurbished two bedroom apartment located on the first floor of this purpose built block. The accommodation comprises of reception room with doors leading to a small balcony, fully fitted kitchen, two double bedrooms, bathroom and separate WC.

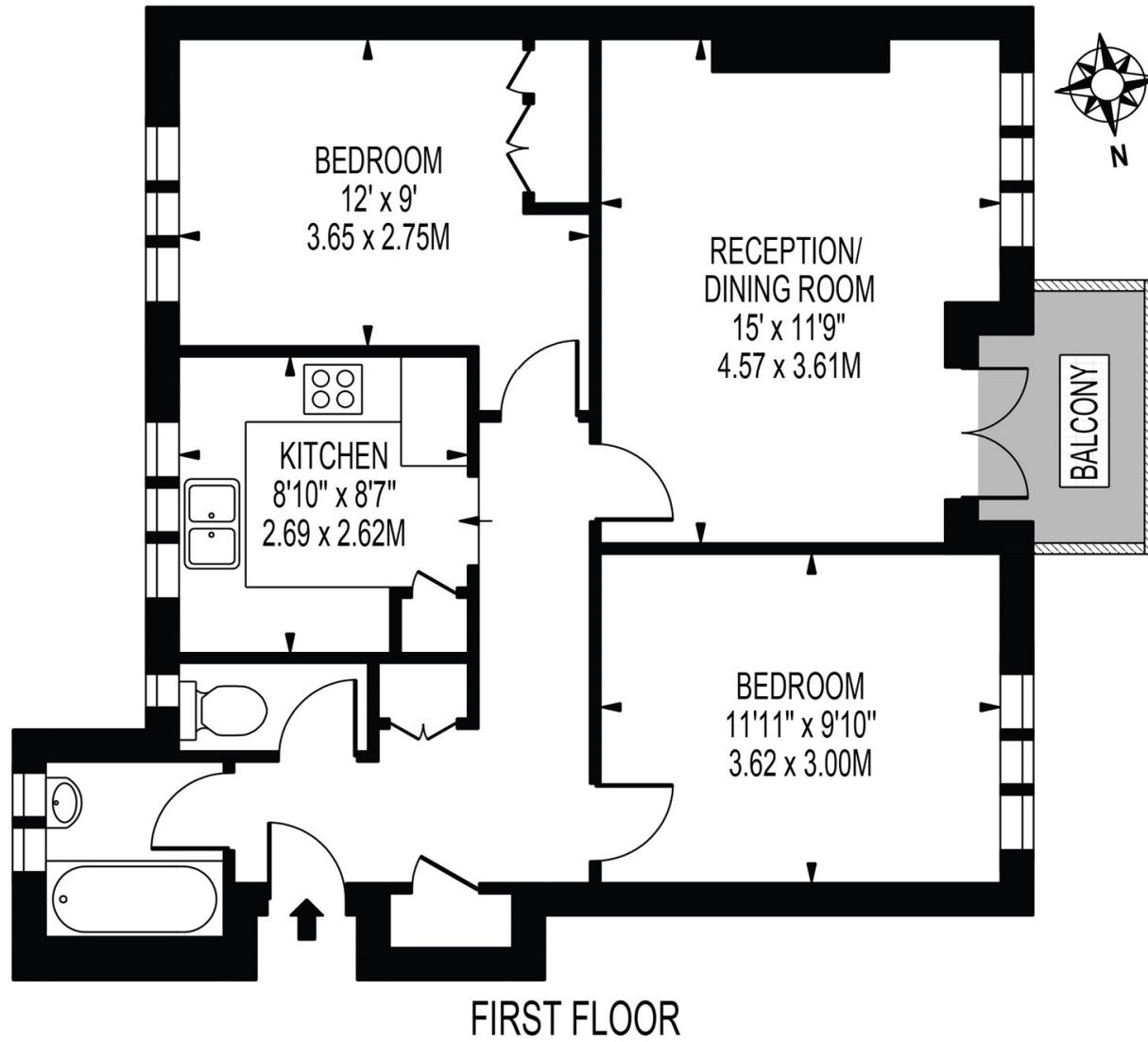
Whitnell Way situated in a quiet, green location but close to local amenities, several gyms and a selection of great restaurants and coffee shops. There are 2 stations within 15 mins walk, one each of underground and railway, in addition there is a bus stop 6 mins walk away which serves the majority of London 24 hours.

The area is served by a number of excellent nurseries and schools, as well as an array of clubs and leisure activity centres for children.



STANHOPE HOUSE

APPROXIMATE GROSS INTERNAL FLOOR AREA: 631 SQ FT - 58.61 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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- Two Double Bedrooms
- Communal Gardens
- Newly Refurbished
- First Floor
- Balcony

Tenure: Leasehold EPC Rating: C

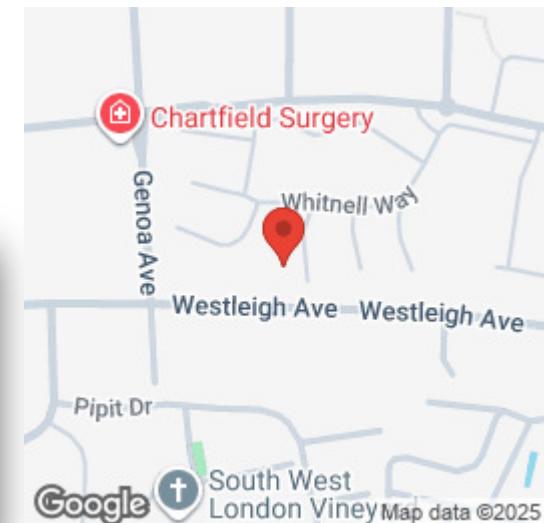
Council Tax Band: C Service Charge: 1037.00

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 125 years from 05 Feb 1990. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers in excess of

£380,000



view this property online barnardmarcus.co.uk/Property/PUR107207

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:
PUR107207 - 0011

Barnard Marcus is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

Please note the marker reflects the postcode not the actual property



020 8785 3322



Putney@barnardmarcus.co.uk



155 Upper Richmond Road, Putney, LONDON,
SW15 2TX



barnardmarcus.co.uk