



Anne Kerr Court, Kersfield Road, Putney SW15 3HP

welcome to

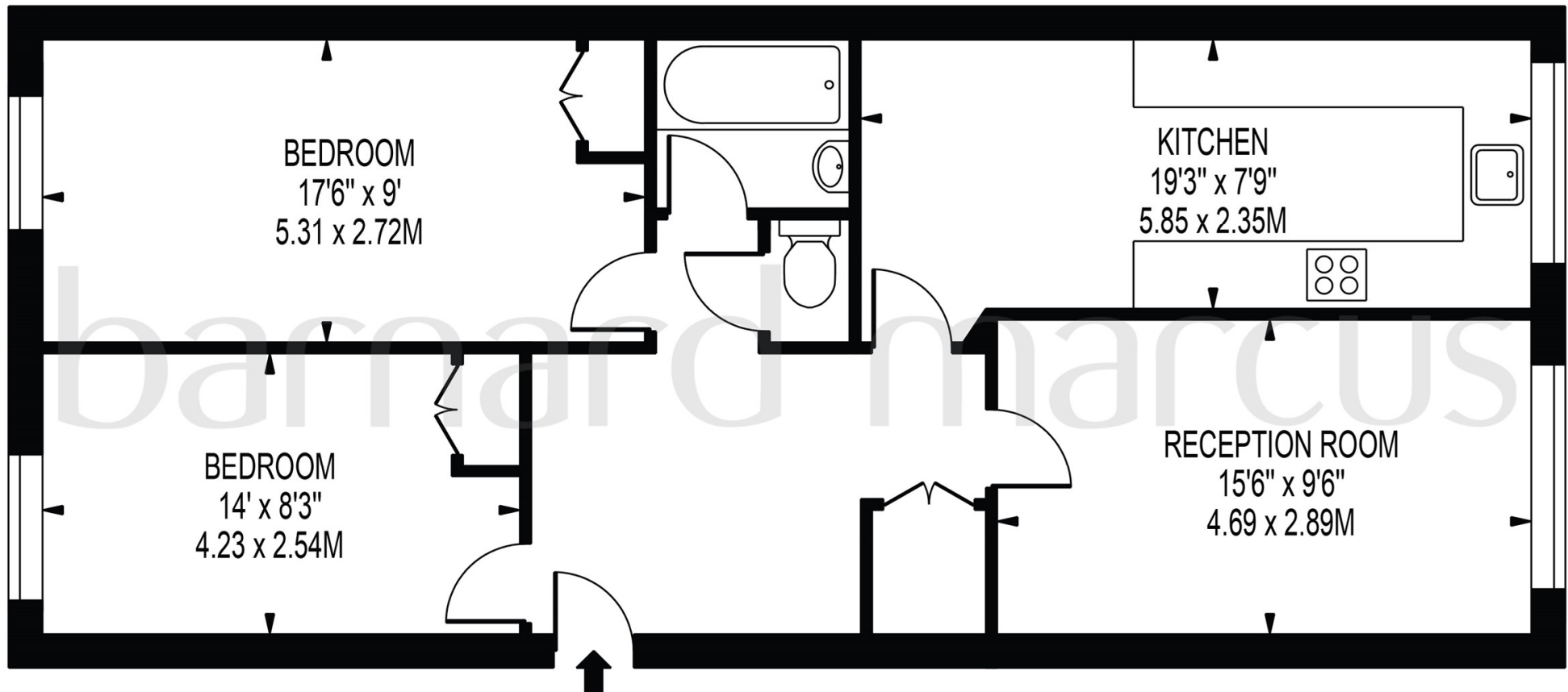
Anne Kerr Court, Kersfield Road, Putney

Forming part of a lift serviced building on Kersfield Road this super flat comprises of two genuine double bedrooms to the front of the property, both bedrooms have a built-in wardrobe. The spacious entrance hall includes several storage cupboards plus access to all rooms including the newly fitted bathroom plus separate WC. The living room benefits from an extra large window overlooking the communal gardens. The newly installed kitchen comprises wall and base units, tiled splashbacks, integrated appliances and plenty of space for a breakfast table.



ANNE KERR COURT

APPROXIMATE GROSS INTERNAL FLOOR AREA: 747 SQ FT - 69.43 SQ M



FIRST FLOOR

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.
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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.

welcome to

Anne Kerr Court Kersfield Road, Putney

- Two Double Bedrooms
- Large Living Room
- Modern Fitted Kitchen with Integrated Appliances
- Bathroom + Separate WC
- Plenty of Storage

Tenure: Leasehold EPC Rating: C

Council Tax Band: D Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 125 years from 18 Apr 1988. 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

£440,000



Please note the marker reflects the postcode not the actual property

view this property online barnardmarcus.co.uk/Property/PUR107066



Property Ref:
PUR107066 - 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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