



West Hill, Putney SW15 3SH

welcome to
West Hill, Putney

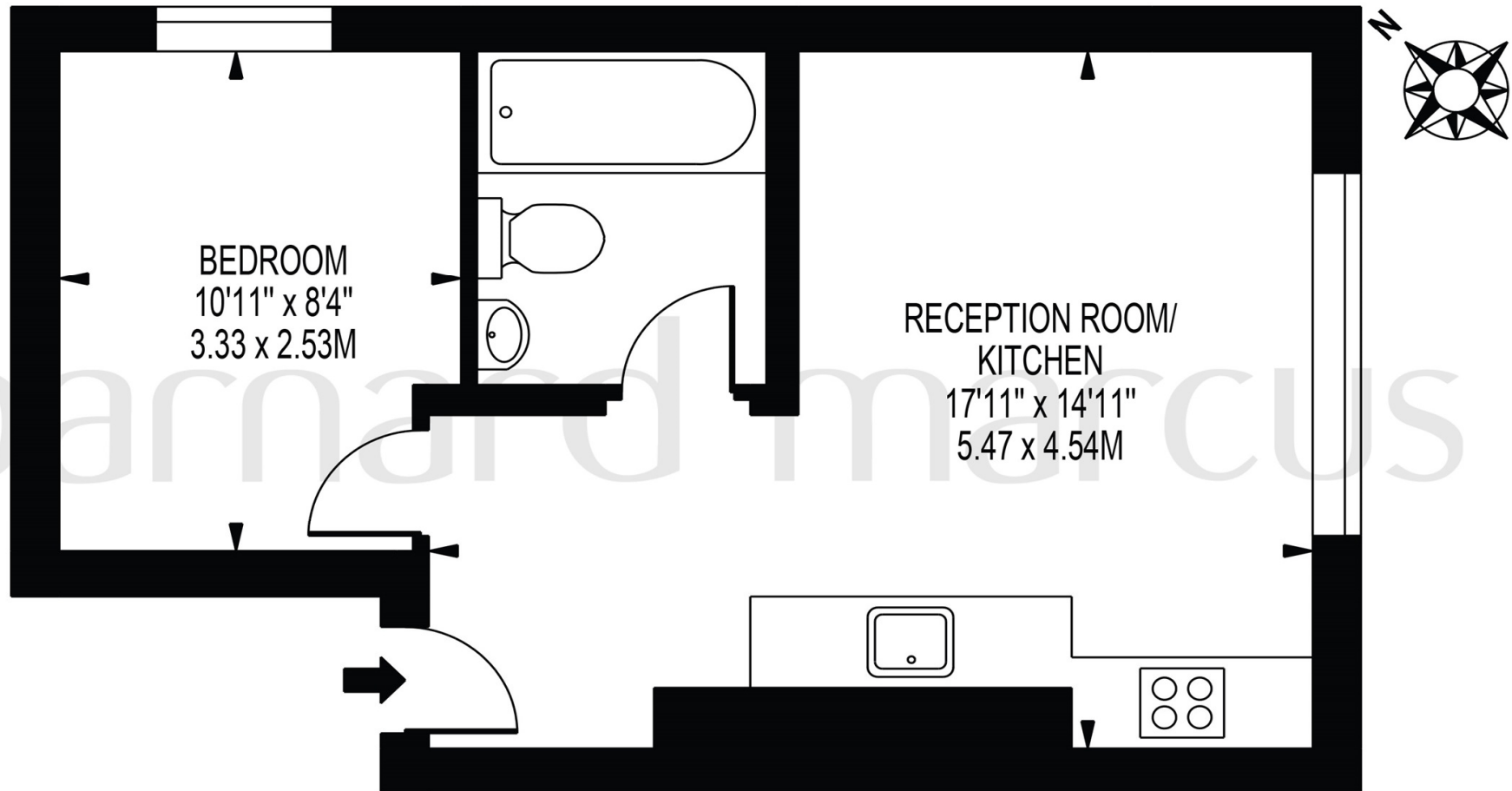
We are pleased to bring to the market this one-bedroom conversion flat set on the first floor of this impressive Victorian house. Comprising bright living area, open plan kitchen, double bedroom with overhead storage, Modern Bathroom. Off Street Parking available of a first come first basis.

West Hill with easy reach to east Putney, Southfields, and Wimbledon Common Residents can also enjoy the wide range of shops, restaurants at Southside Shopping Centre.



WEST HILL

APPROXIMATE GROSS INTERNAL FLOOR AREA: 354 SQ FT - 32.89 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.
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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- One Bedroom Apartment
- First Floor of a Victorian house
- Bright Living Area
- Open Plan Kitchen
- Street Parking Available

Tenure: Leasehold EPC Rating: Awaited

Council Tax Band: C Service Charge: 1900.00

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 999 years from 30 Sep 2013.

Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

£325,000



view this property online barnardmarcus.co.uk/Property/PUR107375



Property Ref:
PUR107375 - 0002

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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barnard marcus



020 8785 3322



Putney@barnardmarcus.co.uk



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



barnardmarcus.co.uk

Please note the marker reflects the
postcode not the actual property