



Downbury Mews, London, SW18 5SN



welcome to

Downbury Mews, London

A rarely available three bedroom mews house in a private gated development.

In excellent condition and beautifully presented, the property boasts three great sized bedrooms, one bathroom, a large balcony to the front and a lovely open plan kitchen and reception with room for dining. The property also benefits from a private garage (with option to convert into additional living space) and off-street allocated parking.

Downbury Mews is located in the heart of Wandsworth and is within 10 minutes' walk of both the District Line at East Putney and Wandsworth Town Mainline Station, allowing for ease of access into Central London, Vauxhall in 8 minutes and Waterloo in 14 minutes. Southside Shopping centre is only moments away with amenities such as a Cinema, Waitrose and Gyms.

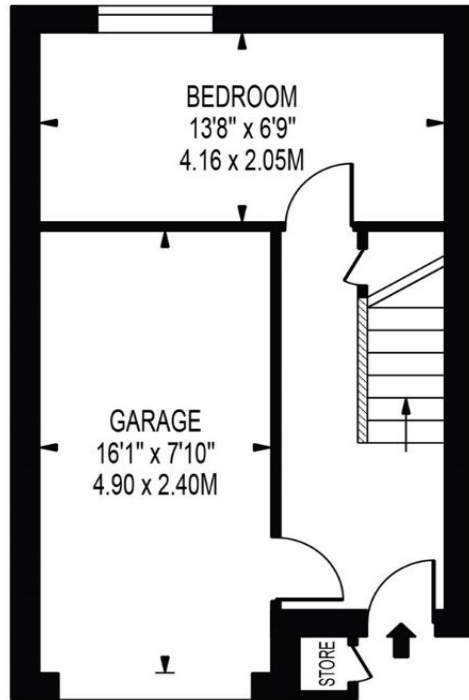


DOWNBURY MEWS

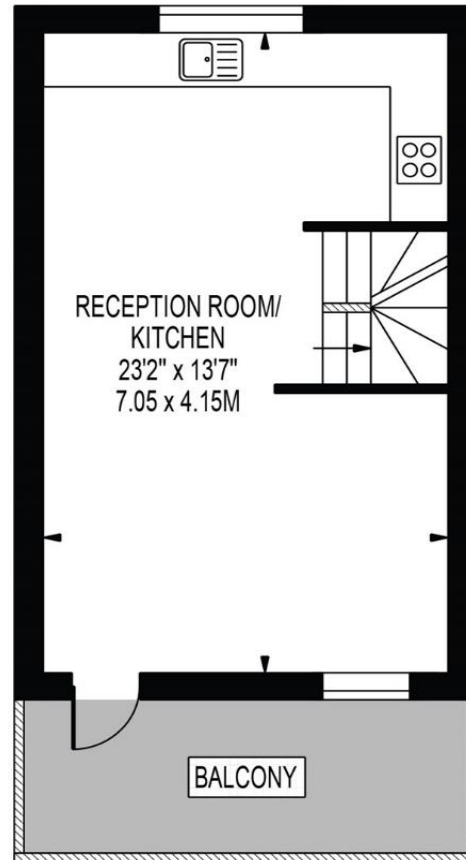
APPROXIMATE GROSS INTERNAL FLOOR AREA: 816 SQ FT - 75.77 SQ M

(EXCLUDING GARAGE & STORE)

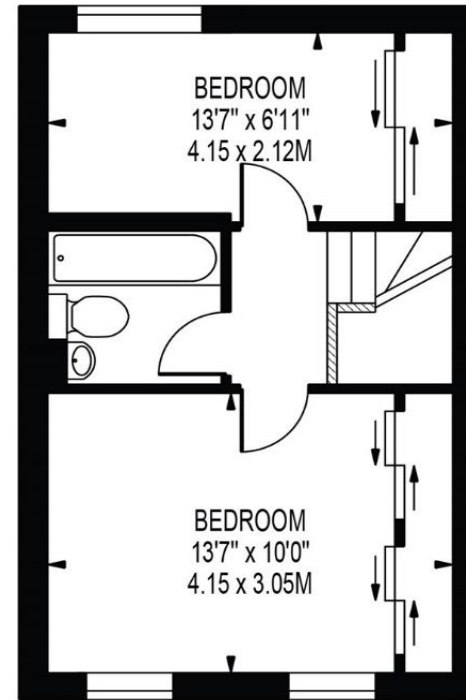
APPROXIMATE GROSS INTERNAL FLOOR AREA OF GARAGE: 127 SQ FT - 11.76 SQ M



GROUND FLOOR



FIRST FLOOR



SECOND 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.

welcome to

Downbury Mews, London

- Three Bedrooms
- Allocated Parking
- Balcony
- Gated Development
- Convenient for Wandsworth & Putney

Tenure: Freehold EPC Rating: C

£700,000



Please note the marker reflects the postcode not the actual property

view this property online barnardmarcus.co.uk/Property/SFS106154



Property Ref:
SFS106154 - 0012

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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