



Albert Drive, London SW19 6LD

welcome to
Albert Drive, London

Offering 1148sq. ft of accommodation over three floors, the property represents a fantastic opportunity for buyers looking to put their own stamp on a home. In need of modernisation, the house provides a blank canvas to create a space tailored to your taste.

The ground floor comprises a spacious kitchen with room for dining, a WC and access to the garage. On the first floor, there is a spacious reception room with doors to a private balcony and double bedroom. The third floor has two double bedrooms and a family bathroom. Outside, the property benefits from off street parking and communal outdoor space.

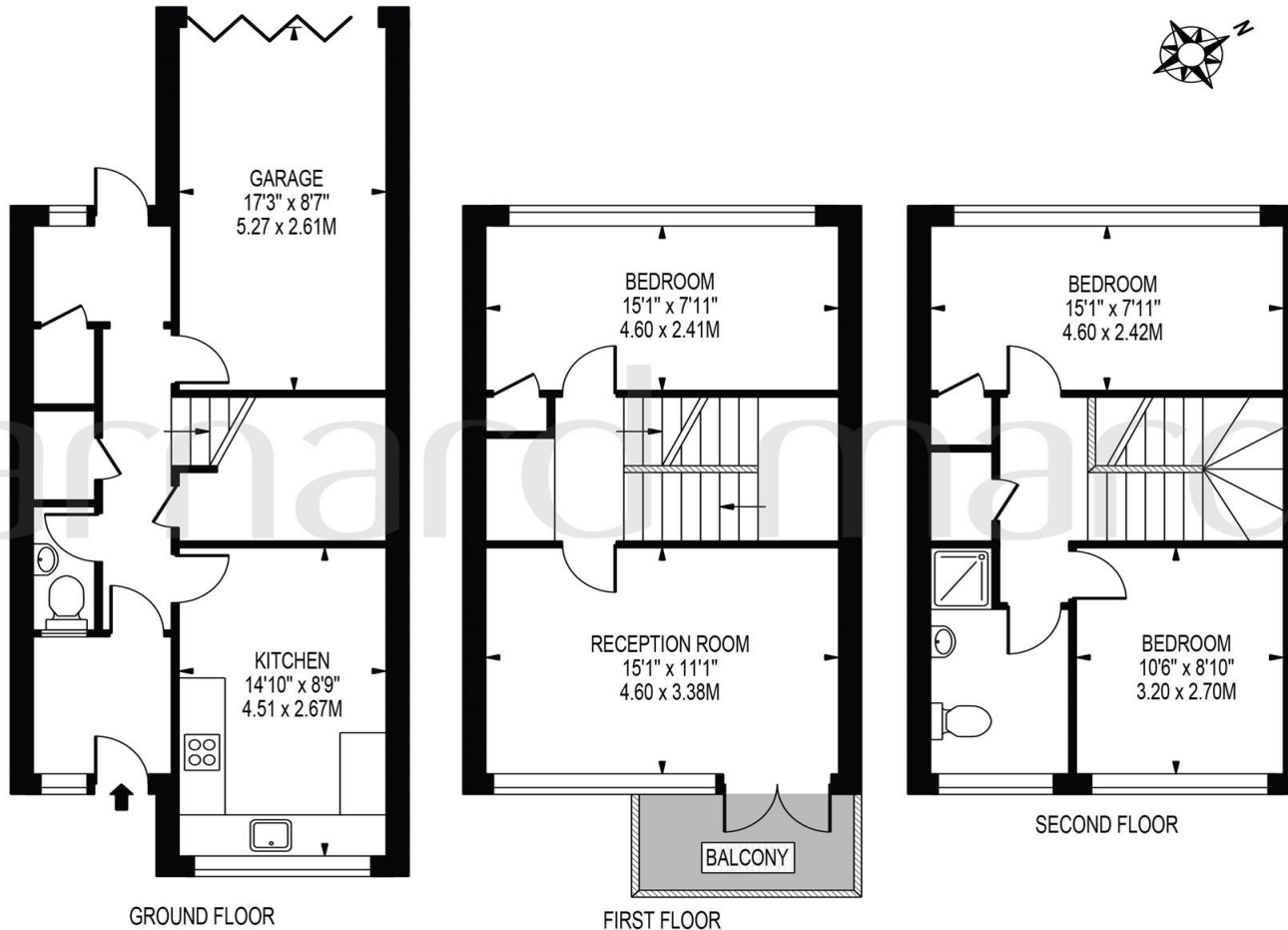
Offered with no onward chain, this is an exciting opportunity for first-time buyers, families or investors looking for a project in a popular South West London location.



ALBERT DRIVE

APPROXIMATE GROSS INTERNAL FLOOR AREA: 1148 SQ FT - 106.64 SQ M
(EXCLUDING GARAGE)

APPROXIMATE GROSS INTERNAL FLOOR AREA OF GARAGE: 148 SQ FT - 13.75 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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- No Chain
- Three Bedrooms
- Family Bathroom and Downstairs W/C
- Three Floors
- Private Balcony

Tenure: Freehold EPC Rating: D
Council Tax Band: H

£600,000



Please note the marker reflects the
postcode not the actual property

view this property online barnardmarcus.co.uk/Property/SFS106696



Property Ref:
SFS106696 - 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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