



# The Terrace – Elm Bank Mansions

Barnes, SW13

Asking Price  
£450,000

A large one bedroom apartment within this popular period mansion block in Barnes with direct views over the River Thames from the reception room and bedroom. This second floor property boasts approx 674 sq ft of internal space with high ceilings and is ripe for renovation.

This highly-regarded Edwardian Mansion block benefits from well-tended gardens, secure bicycle storage facilities and a resident Porter during the day. Located on the corner of Elm Bank Gardens, a quiet tree lined street off the Terrace, this property is ideally located for the shops, cafes, restaurants and amenities on White Hart Lane and Barnes Village. Barnes Bridge Station is within 100 yards of the property, proving regular mainline services into and out of central London.

Being sold chain free and subject to Probate.

**CHESTERTONS**





# The Terrace

Barnes, SW13

- A Generous One Bedroom Apartment
- Elegant Riverside Mansion Block
- Second Floor
- Approx 674 sq ft
- Panoramic River Views
- Close to Barnes Bridge Station
- Chain Free
- EPC Rating E





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**Tenure:** Leasehold 43 years remaining  
**Service Charge:** £2988 Inc reserve fund  
**Ground Rent:** £40 rising to £50  
**Local Authority:** London Borough of Richmond upon Thames  
**Council Tax Band:** D

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		52 B
55-68	D		
39-54	E	49 E	
21-38	F		
1-20	G		

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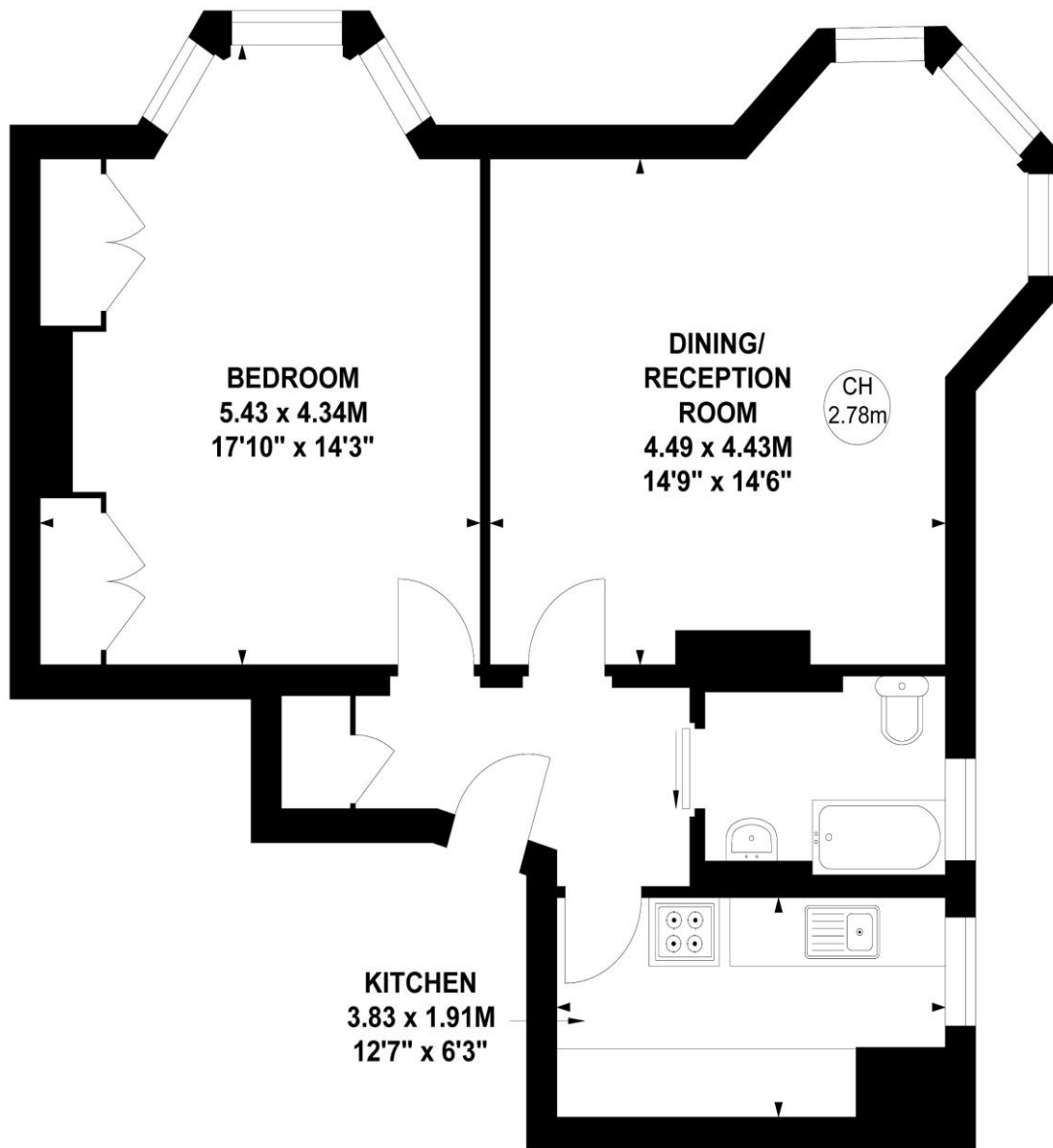
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# Elm Bank Mansions, SW13

Approximate gross internal area  
62.62 sq m / 674 sq ft

Key :  
CH - Ceiling Height



## Second Floor

**Not to scale, for guidance only and must not be relied upon as a statement of fact.**

**All measurements and areas are approximate only**

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