



WESTDEAN CLOSE, SW18 2JX

Offers Over £325,000

We are delighted to present this charming two-bedroom ground-floor flat, ideally located within easy reach of both Wandsworth and Earlsfield. Wandsworth offers the convenience of the Southside Shopping Centre, while Earlsfield provides excellent transport links via its Mainline Station. The property features a spacious open-plan kitchen and reception room, two well-proportioned double bedrooms, and a modern bathroom. Residents can also enjoy access to communal gardens, with the nearby Wandsworth Common and St. George's Park offering fantastic green spaces. Offered to the market with no onward chain, this is a fantastic opportunity for first-time buyers, investors, or anyone seeking a well-connected and convenient home. Leasehold. EPC rating C. Council Tax Band C. Please see the virtual tour provided: <https://my.matterport.com/show/?m=XR4a2YbWaDg>.

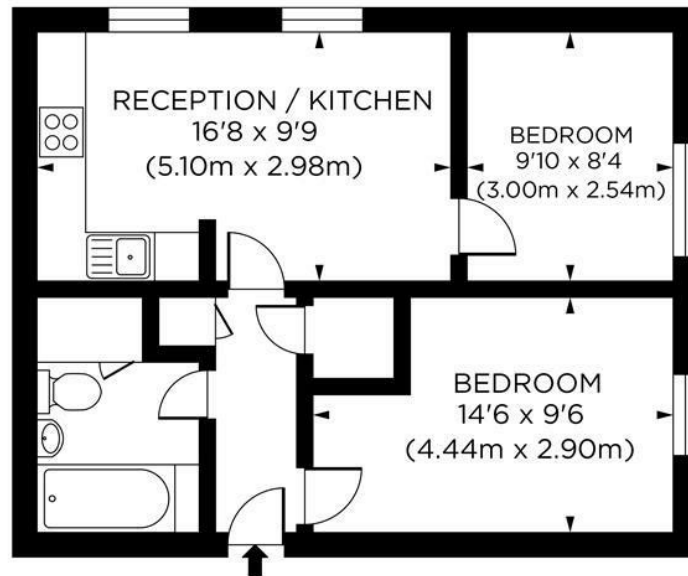


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Registered in England & Wales No. 5585458



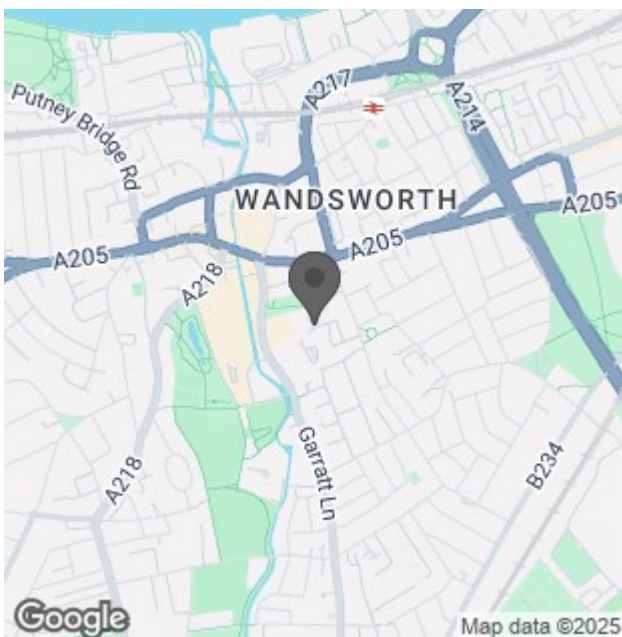


GROUND FLOOR

Westdean Close, SW18

Gross Internal Area 517 sq ft/48 sq metres

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	76	78
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales EU Directive 2002/91/EC		
Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales EU Directive 2002/91/EC		

For an instant or face to face valuation, please scan the QR code:



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