



ST. ANN'S HILL, SW18

£675,000

- Victorian Conversion Flat
- Three Bedrooms
- Split Level
- Separate Lounge/Kitchen
- Chain Free
- Energy rating: D







## ABOUT THE HOME

A split level, end of terrace, Victorian conversion with three generous double bedrooms in a sought after central Wandsworth location.

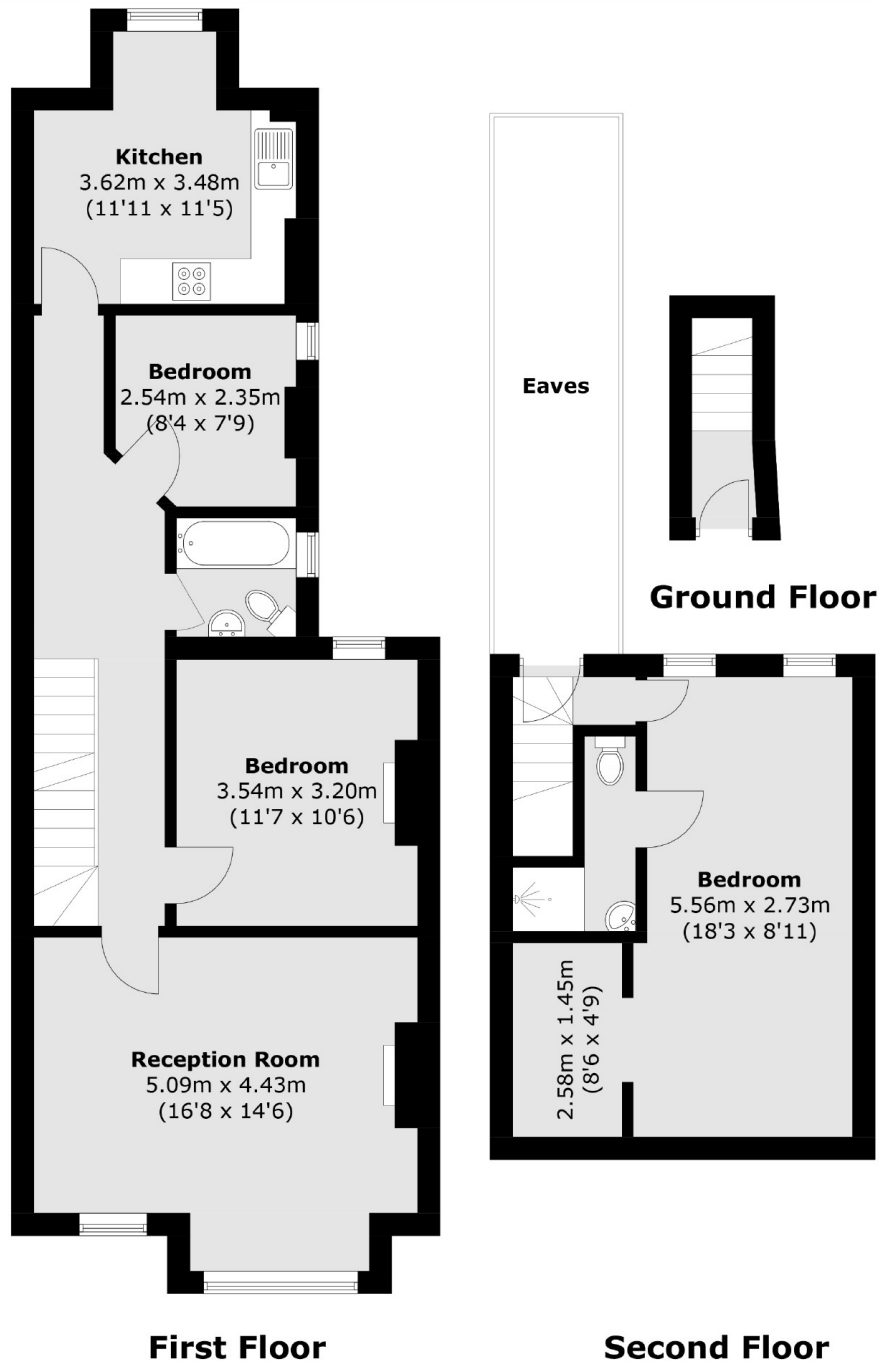
This well presented conversion is located on the top two floors of this attractive end of terrace period house. Accommodation comprises; entrance hall and stairs to the first floor where there is a full width lounge benefitting from an abundance of light, behind this is a generous double bedroom with a feature fireplace, a family bathroom, second bedroom, and a fitted kitchen to the rear. Stairs lead to a third double bedroom benefitting from a large walk in wardrobe. The property is being offered to the market chain free and benefits from substantial loft storage, the scope to extend subject to planning permission. The South facing aspect enables the flat to be bright throughout.

Located on one of the areas most popular road's and situated for some of the best schools, St Ann's Hill gives ease of access to Wandsworth Town and Earlsfield's mainline stations and Garratt Lane's shops, bars and restaurants, providing access to both Wandsworth Town and Tooting Broadway with their range of amenities.









Total area (approx.): 96.1 sq. m (1,034.4 sq. ft)  
(Excluding Eaves)

#### JACKSONS WANDSWORTH

507 Old York Road, London,  
SW18 1TF  
Sales: 020 8875 8890  
Lettings: 020 8875 8899

Energy Rating: D We aim to make our particulars both accurate and reliable. However they are not guaranteed; nor do they form part of an offer or contract. If you require clarification on any points then please contact us, especially if you're traveling some distance to view. Please note that appliances and heating systems have not been tested and therefore no warranties can be given as to their good working order.