



barnard marcus

Domelton House, Iron Mill Road, London SW18 2AF


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marcus**

welcome to

Domelton House, Iron Mill Road, London

An excellent three bedroom apartment situated on the second floor of this purpose built development, which has been recently refurbished to a high standard.

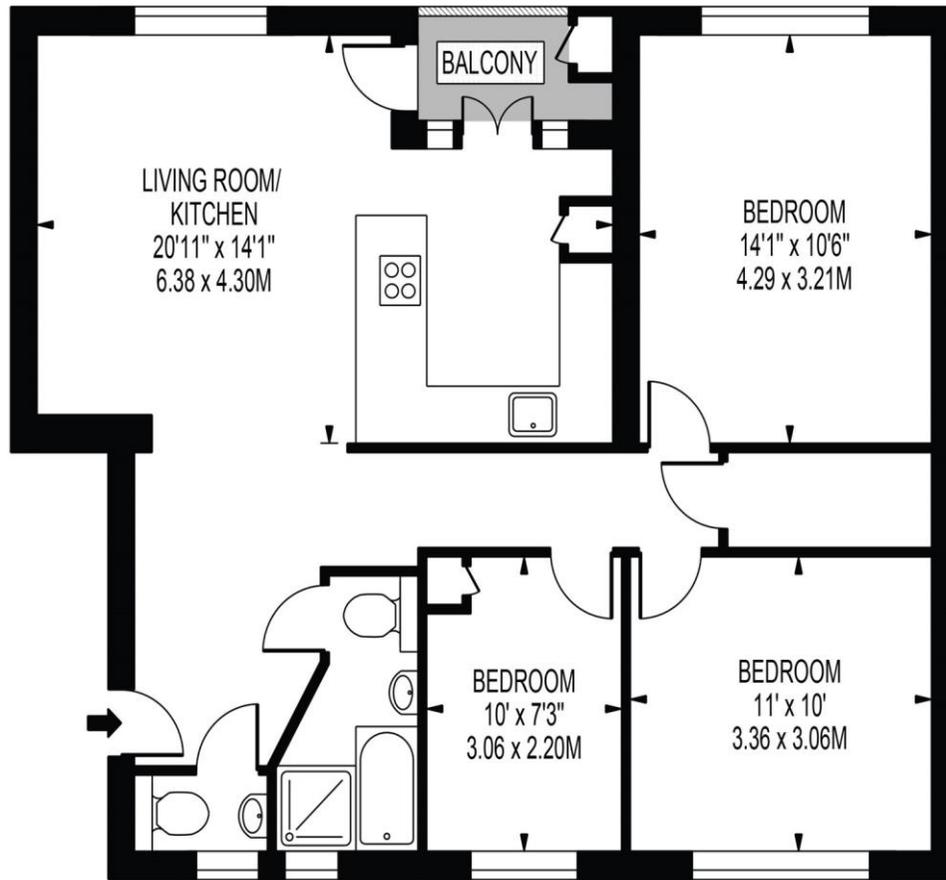
This three bedroom property benefits from stylish, contemporary decor with open plan living, superb kitchen and feature exposed brickwork. Further benefits include a private south facing balcony, spacious accommodation and has views across attractive communal gardens.

Iron Mill Road is located close to Southside shopping complex, with its array of high street shops, restaurants, multiplex cinema and a gym. Wandsworth Town and Earlsfield mainline stations are both within close proximity of the property, providing direct links to the City, the West End and outer London. King George's Park with its tennis courts, pond and playing fields is just moments away.



DOMELTON HOUSE

APPROXIMATE GROSS INTERNAL FLOOR AREA: 844 SQ FT - 78.44 SQ M



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

Domelton House, Iron Mill Road, London

- Excellent Three Bedroom, Third Floor Apartment
- Recently Refurbished with Superb Presentation
- Large Open-Plan Reception Space
- Private South Facing Balcony
- Moments from Southside Shopping Centre

Tenure: Leasehold EPC Rating: D

Council Tax Band: C Service Charge: 2574.00

Ground Rent: 1.00

This is a Leasehold property with details as follows; Term of Lease 125 years from 04 Jan 1988. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers in excess of

£450,000



view this property online [barnardmarcus.co.uk/Property/EAR104206](https://www.barnardmarcus.co.uk/Property/EAR104206)



Property Ref:
EAR104206 - 0006

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.

Barnard Marcus is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

Please note the marker reflects the
postcode not the actual property



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