



Dolphin House
Smugglers Way, SW18

CHESTERTONS





The apartment comprises a generous and semi-open-plan kitchen/reception room, offering ample space for both living and dining and opening directly onto an east-facing private balcony. From here, the property enjoys great river views.

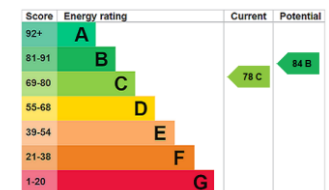
Both bedrooms comfortably accommodate double beds. A well-proportioned hallway provides useful built-in storage, enhancing the apartment's practicality.

Riverside West is a highly regarded riverside development located on the banks of the Thames, close to Wandsworth Bridge. Residents enjoy a range of on-site amenities including a grocery shop, café and Virgin Active gym, while also being well positioned for the independent shops, cafés and restaurants of Wandsworth, as well as Fulham just across the bridge.

Wandsworth Town station is approximately 0.2 miles away, offering regular Overground services to London Waterloo via Clapham Junction.

- River views
- 722 sq. ft.
- Two bed, one bath
- Chain free and vacant
- Concierge
- Close to station

Asking Price £460,000



Tenure: Leasehold 970 years remaining

Service Charge: £5200 per annum

Ground Rent: £300 per annum

Local Authority: London Borough of Wandsworth

Council Tax Band: F

Chestertons Wandsworth Sales

47 East Hill

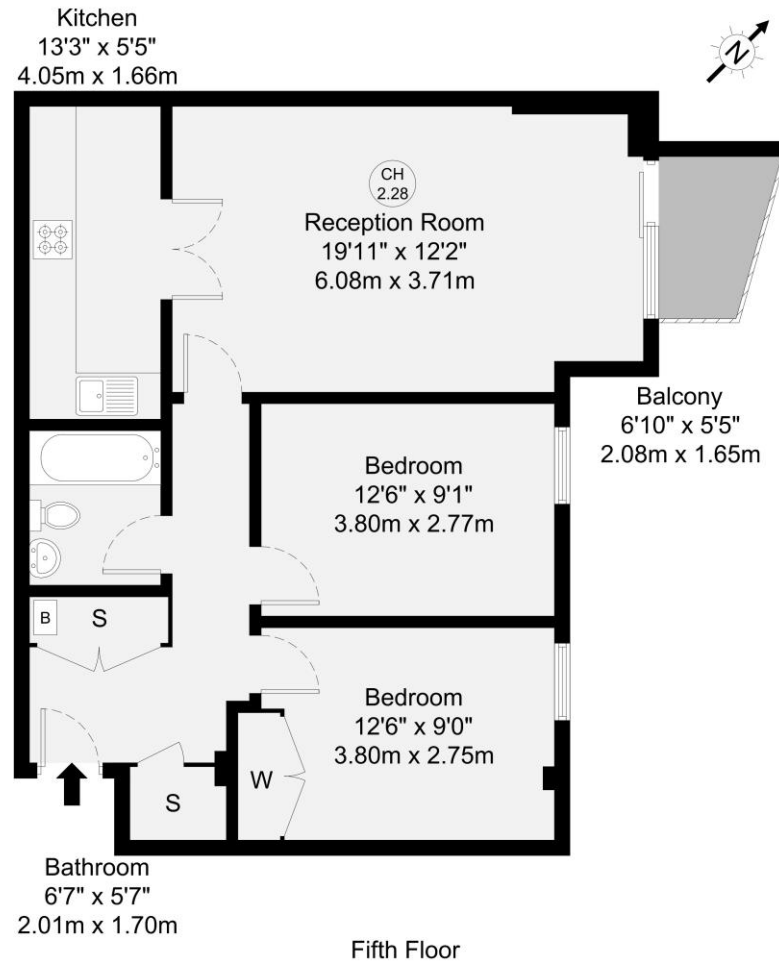
London

SW18 2QE

wandsworth@chestertons.co.uk

0208 104 7530

chestertons.co.uk



GROSS INTERNAL AREA (GIA)
The footprint of the property
67.1 sq m / 722 sq ft

TOTAL STORAGE SPACE
Storage and wardrobe total area
3.2 sq m / 34 sq ft

EXTERNAL FEATURES
Garden, Balcony, Terrace, Verandah etc.
3.4 sq m / 36 sq ft

RESTRICTED HEAD HEIGHT
Limited use area under 1.5m
0.0 sq m / 0.0 sq ft

Disclaimer : Floorplan measurements are approximate and are for illustrative purposes only. While we do not doubt the floorplan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation.

Maison
VUE