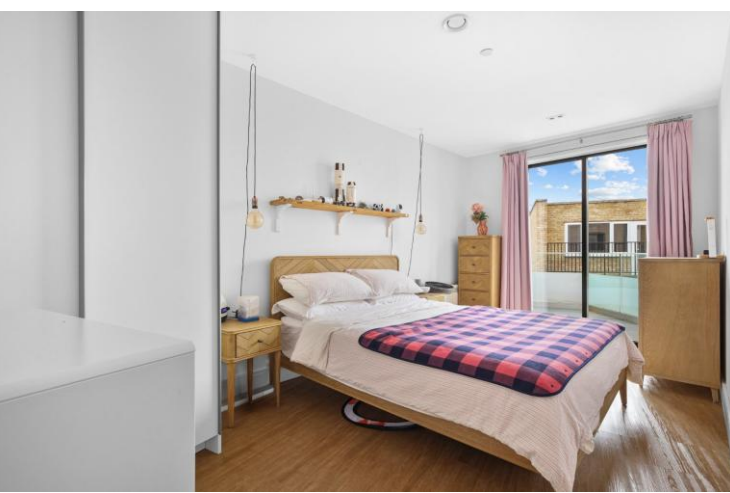




Jessica House
10 Red Lion Square, SW18

CHESTERTONS





Located in a residential pocket of Wandsworth, this beautifully presented two bedroom flat offers approximately 700 sq. ft of well-proportioned living space and comes with the added benefit of a share of freehold.

The property boasts two private balconies, one west-facing, ideal for afternoon sun and evening relaxation, and another south-facing, perfect for soaking up all-day natural light.

Inside, the flat features a spacious open plan reception and dining area with direct access to the balconies, a modern fitted kitchen, two generous double bedrooms, and a stylish three-piece bathroom.

Conveniently located just 0.6 miles from Wandsworth Town station and 0.7 miles from East Putney Underground, the flat offers excellent transport links and easy access to local amenities, riverside walks, and the green open spaces of Wandsworth Park.

Whether you're a first-time buyer, downsizer, or investor, this charming home offers a rare blend of indoor comfort, outdoor space, and prime positioning in SW18.

- Two bedrooms
- Share of Freehold
- South & West facing balconies
- Chain free
- Modern

Asking Price £450,000

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

Tenure: Leasehold 991 years remaining

Service Charge: £4733 per annum

Ground Rent: £545 per annum

Local Authority: London Borough of Wandsworth

Council Tax Band: E

Chestertons Wandsworth Sales

47 East Hill

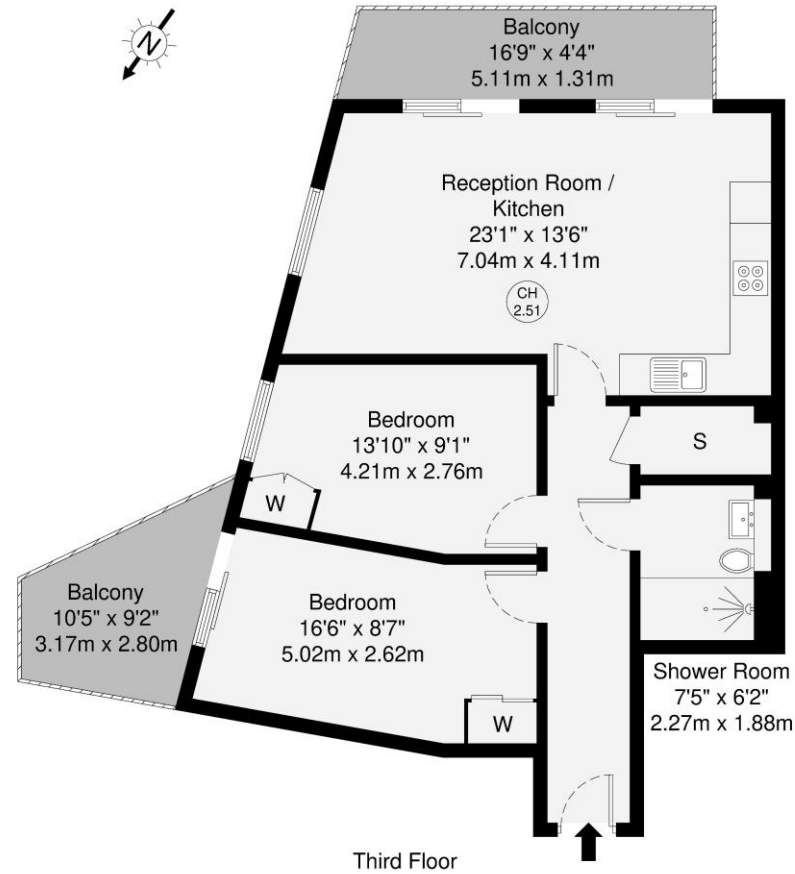
London

SW18 2QE

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GROSS INTERNAL AREA (GIA)
The footprint of the property
64.6 sq m / 695 sq ft

TOTAL STORAGE SPACE
Storage and wardrobes total area
3.0 sq m / 32 sq ft

EXTERNAL FEATURES
Garden, Balcony, Terrace, Verandah etc.
15.4 sq m / 165 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