



Dinsmore Road
First Floor Flat, SW12

CHESTERTONS



P Permit holders or Pay at machine
Display ticket
Max stay 4 hours
Mon-Fri 9.30 am - 5.30 pm





A beautifully presented first floor three bedroom, two bathroom split level Victorian conversion including a modern eat in kitchen, a spacious living room, three generously sized bedrooms and a sun catching private roof terrace.

Upon entering the property is a set of stairs that lead directly to the first floor consisting of an immaculate eat in kitchen including all of the modern fixtures and fittings. It has high ceilings making it lovely and bright and allows an area for a large dining table making it perfect for entertaining guests. The separate living room has plenty of period features typical of its time, including a feature fire place, sash windows and high ceilings. This floor holds the first of the three bedrooms, a spacious double room. The first bathroom is located on this floor and is decorated to a high standard. The second floor provides direct access to the roof terrace that is private and allows plenty of sunshine. There is also the further two double bedrooms and the second of the family sized bathrooms. The roof terrace is a lovely addition and incredibly private. The apartment is located on a quiet tree-lined residential road running between Cavendish Road and Balham Hill in a highly desirable area in Clapham South.

Asking Price £900,000

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	72 C	76 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Tenure: Share of Freehold 78 years 2 months

Service Charge: £0 Communal Front Door and Hallway as and when required - eg

Ground Rent: £0

Local Authority: Wandsworth Council

Council Tax Band: C

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Approx Gross Internal Area **1132 Sq Ft - 105.16 Sq M**

Includes Limited Use Area and Eaves Storage - 143 Sq Ft
 Drawn in Accordance with IPMS 3B: Residential
 Illustration For Identification Purposes Only - Not to Scale
www.homespacestudio.co.uk - Ref. No. 54998



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