



TREPORT STREET, SW18 2BW

Asking Price £450,000

A superb example of a period first-floor, two-bedroom flat, ideally situated on this popular street just off Garratt Lane.

The accommodation comprises a bright reception room featuring a bay window, shutters, fireplace, and built-in storage cupboards, along with a smart kitchen/breakfast room offering ample space for a dining table and chairs. There is also a stylish bathroom with tiled flooring and bevelled subway tiles, creating a timeless and elegant finish.

The property further benefits from two bedrooms, including a generous principal bedroom and a versatile single bedroom or study. The flat is conveniently located within easy reach of Earlsfield and Earlsfield Mainline Station, providing fast links into London Waterloo, as well as Wandsworth with its excellent shopping and amenities. Share of Freehold. EPC rating C. Council Tax Band D.



www.maalems.co.uk

Earlsfield & Wandsworth Office

344 Garratt Lane

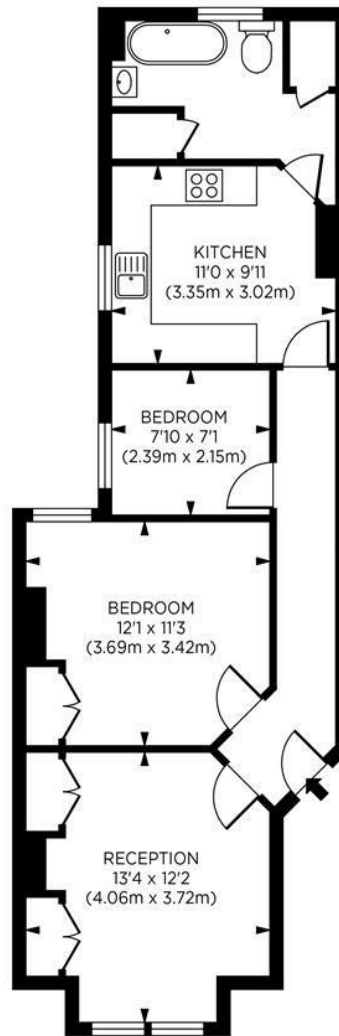
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Registered in England & Wales No. 5585458



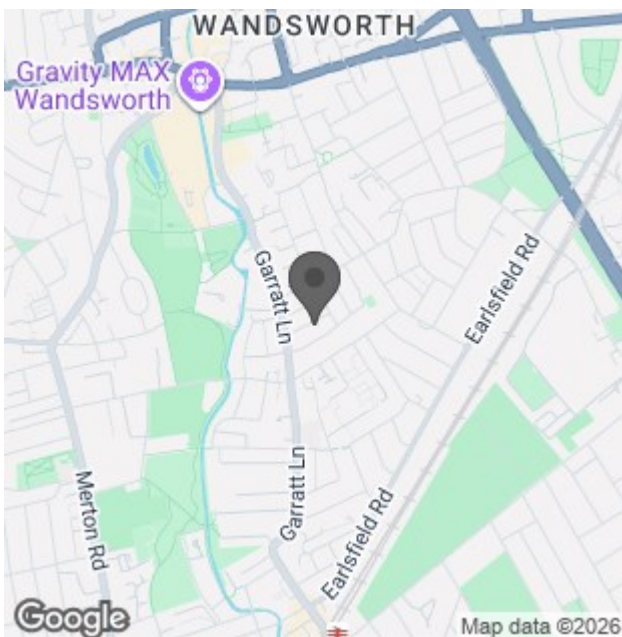


FIRST FLOOR

Treport Street, SW18

Gross Internal Area 614 sq ft/ 57 sq metres

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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	69	75
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales EU Directive 2002/91/EC		
Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales EU Directive 2002/91/EC		

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