



Portland House

Chartfield Avenue, SW15

Asking Price £400,000

A bright and well-presented one-bedroom apartment with a large private terrace, modern open-plan living and excellent transport links, set within a popular Putney development.

CHESTERTONS



Portland House

Chartfield Avenue, SW15

- One-bedroom apartment
- Bright open-plan kitchen and reception room
- Modern fitted kitchen
- Large private terrace
- Well-presented throughout
- Chain free
- Close to Putney High Street amenities
- Within easy reach of Putney mainline station (Waterloo)
- Convenient for East Putney Underground station (District Line)
- Excellent local bus routes nearby
- Close to cafés, restaurants and local shops
- Easy access to nearby parks and green open spaces
- Well connected to Central London and surrounding areas



Located within the sought-after Portland House development, this bright and spacious one-bedroom apartment offers contemporary living with the added bonus of a fantastic private terrace.

The heart of the home is the impressive open-plan kitchen and reception room, providing a wonderful space for both everyday living and entertaining. Large doors open directly onto the terrace, creating an abundance of natural light and offering the perfect spot for morning coffee, outdoor dining or simply relaxing during the warmer months.

The generous double bedroom provides excellent accommodation, while the modern bathroom and useful storage cupboards add to the practicality of the apartment.

Beautifully presented throughout in neutral tones, the property is ready for a new owner to move straight in and enjoy.

Portland House is a popular modern development set within attractive communal grounds and ideally positioned for Putney's excellent transport links, including Putney mainline station and East Putney Underground station. Putney High Street, with its wide selection of cafés, restaurants, shops and everyday amenities, is also within easy reach, making this an ideal home for those seeking both convenience and lifestyle.

Please note that some of the marketing photographs have been digitally enhanced with CGI furniture for illustrative purposes.

Tenure: Leasehold (Expiry: 01/01/2166)

Service Charge: £3,203.30 p.a. Includes, Block Estate and M&E Equipment

Ground Rent: £447.09 p.a.

Local Authority: London Borough of Wandsworth

Council Tax Band: E

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

Chestertons Putney Sales

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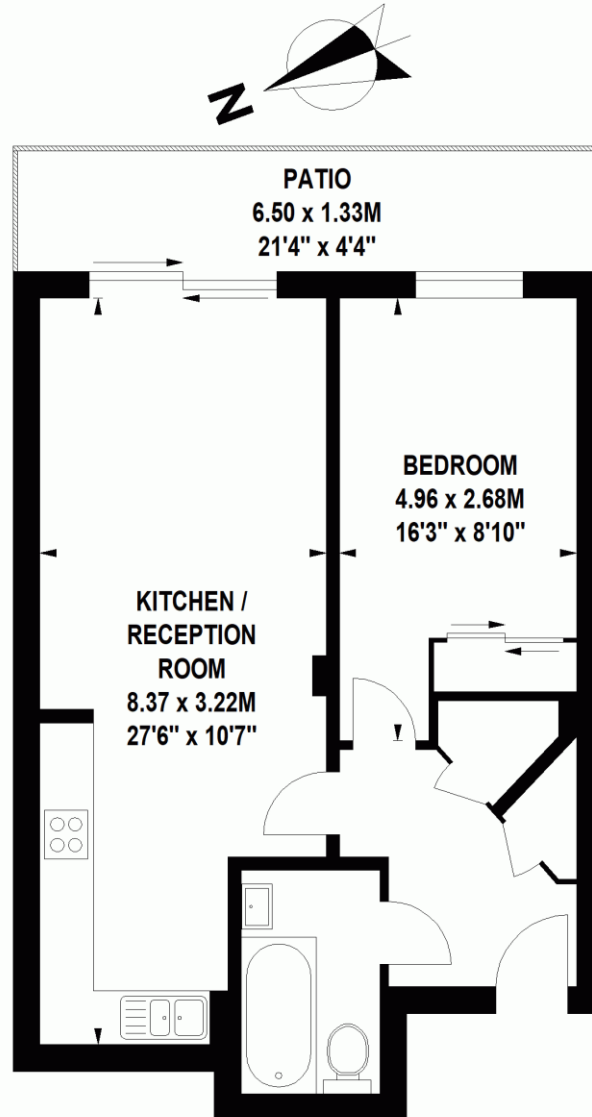
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Portland House, Chartfield Avenue, SW15

Approximate Gross Internal Area 50 sq m / 538 sq ft



Ground Floor

Floor Plan produced for Chestertons by Mays Property Marketing © . Tel 020 3397 4594

Illustration for identification purposes only. Not to scale.

Orientation, measurements, and other details are approximate and for guidance only,
purchasers should verify details independently.

Where a room has a sloping ceiling the dotted line marks 1.50M height,
and all measurements shown are at floor level.

