



Lindsay Court
Battersea High Street, SW11

CHESTERTONS





This attractive two-bedroom apartment is positioned on the first floor of Lindsay Court in a fantastic location adjacent to Battersea Square, Battersea Park, and the River Thames.

The property comprises a bright and spacious living room with access to a private balcony with built in seating, two good sized double bedrooms, a separate eat-in kitchen, built in storage cupboards and a modern bathroom. Parking is available via permit in the development.

Located on a quiet residential street in Battersea, the development benefits from communal gardens and is superbly situated for easy access to both Chelsea and the 200 acres of Battersea Park, both of which are less than half a mile away.

The shops and restaurants of Battersea Square are a moment's walk away, frequent bus links connect to Sloane Square and the West End. The rail network at Clapham Junction is accessible a short walk away (0.7 miles).

- Two bedrooms
- Great condition
- Located next to Battersea Square
- Permit parking available
- Private west facing balcony

Guide Price £425,000

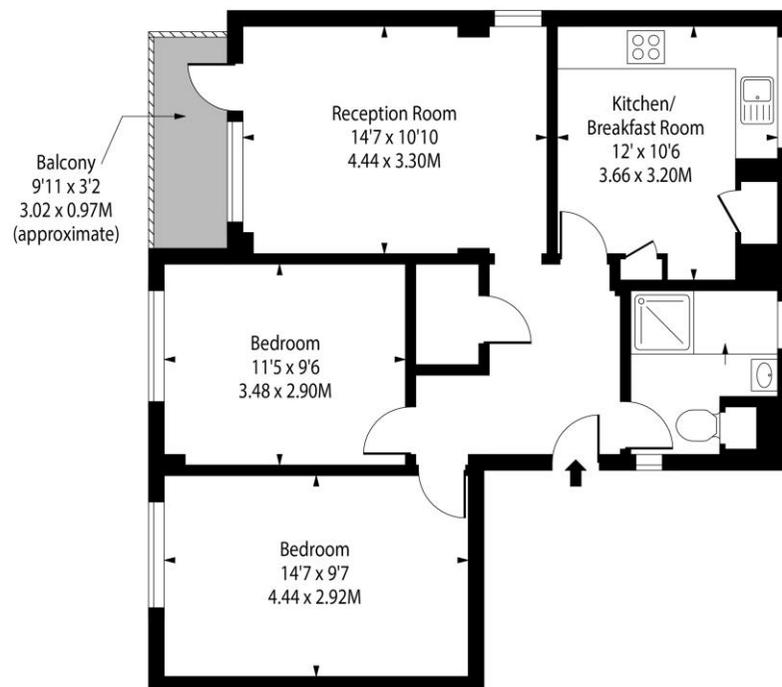
Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		
		70 C	78 C

Tenure: Leasehold 174 years
Service Charge: £1,640 Per Annum
Ground Rent: TBC
Local Authority: London Borough of Wandsworth
Council Tax Band: C

Chestertons Battersea Park & Nine Elms Sales

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First Floor

Approx Gross Internal Area **699 Sq Ft - 64.94 Sq M**

Includes Limited Use Area - 13 Sq Ft
Drawn in Accordance with IPMS 3B: Residential
Illustration For Identification Purposes Only - Not to Scale
www.homespacestudio.co.uk - Ref. No. 53866



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