



Compass House
Smugglers Way, SW18

CHESTERTONS





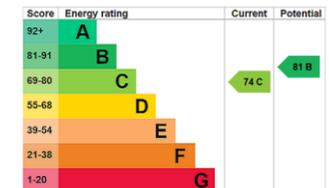
A well presented, two bedroom apartment located in Compass House, part of the established Riverside West Development.

Accommodation comprises a spacious reception room, a west facing private balcony (243 sq. ft.) with river views, a master bedroom with built-in storage, a second double bedroom, family bathroom, separate kitchen and extra storage.

Riverside West is a professionally managed development with a 24-hour Concierge and is conveniently located for commuting into the city via Wandsworth Town, with Waterloo only four stops away.

- Two double bedrooms
- Spacious reception room
- Larger than average West facing balcony (243 sq. ft.)
- River views
- No onward chain
- Wandsworth Town station 0.3 miles

Offers in Excess of
£475,000



Tenure: Leasehold 971 years remaining
Service Charge: £3530 per annum
Ground Rent: £150 per annum
Local Authority: London Borough of Wandsworth
Council Tax Band: F

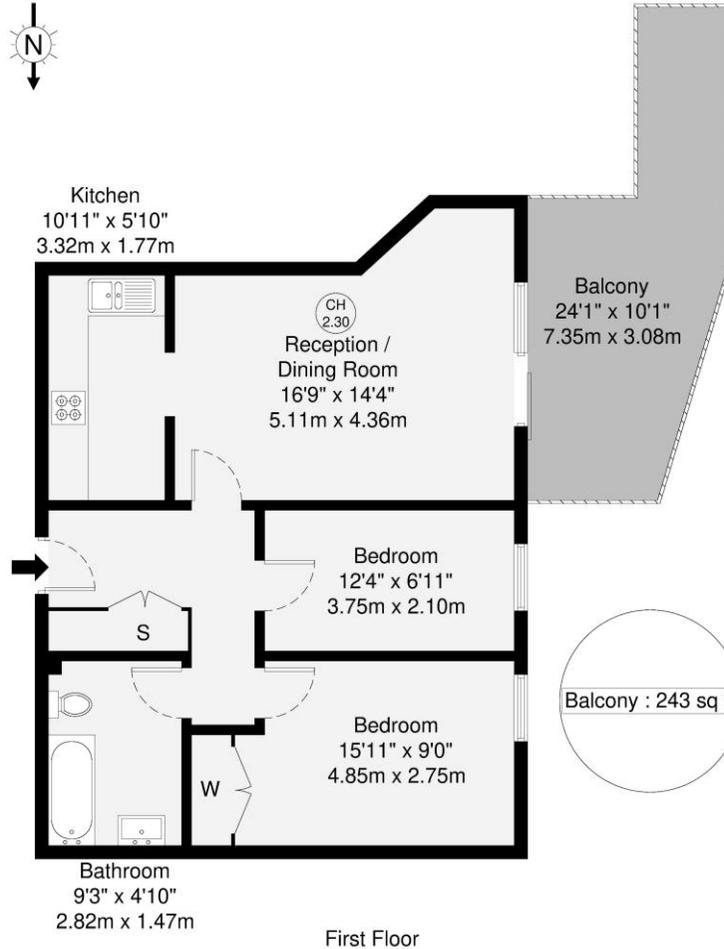
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First Floor

GROSS INTERNAL AREA (GIA)
The footprint of the property
61.3 sq m / 659 sq ft

TOTAL STORAGE SPACE
Storage and wardrobe total area
2.3 sq m / 24 sq ft

EXTERNAL FEATURES
Garden, Balcony, Terrace, Verandah etc.
22.6 sq m / 243 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

