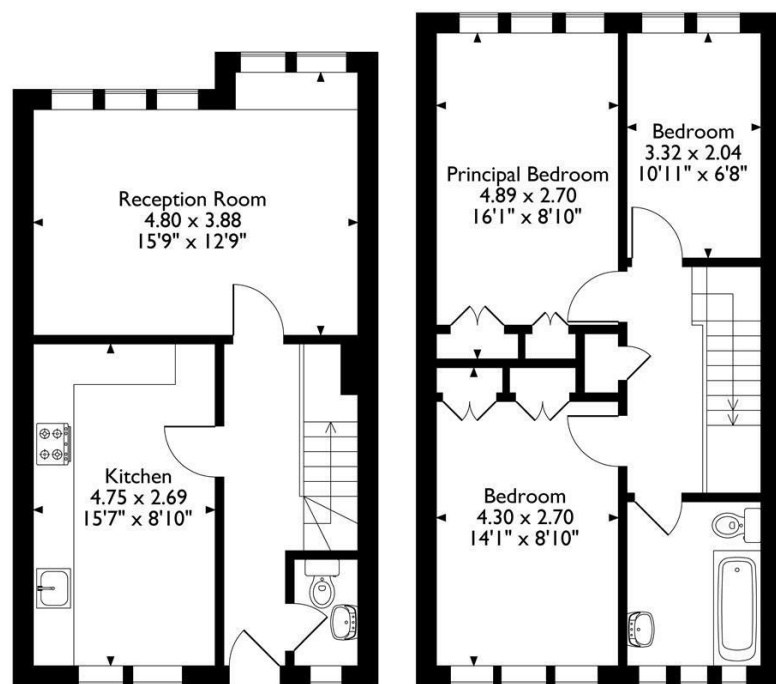


Badric Court, Yelverton Road, London
 Approximate Gross Internal Area
 85 Sq M/915 Sq Ft



Third Floor

Fourth Floor

Please note that the location of doors, windows and other items are approximate and this floorplan is to be used for illustrative purposes only. Unauthorized reproduction is prohibited.

Morton • New

selling and letting properties



Yelverton Road
 London

Asking Price
 £400,000

Absolute Living are delighted to offer to the sales market this spacious and bright three-bedroom split-level apartment, ideally situated on the third floor of Badric Court, Yelverton Road, SW11.

The property is presented in excellent condition throughout and offers well-proportioned accommodation arranged over two levels. The lower level features a spacious, bright and airy reception room, a separate modern kitchen with fitted appliances, a dedicated dining area, and a convenient downstairs WC. The upper level comprises three good-sized bedrooms, a modern tiled family bathroom, and ample built-in storage throughout, making it both practical and comfortable for everyday living. Perfectly positioned just a short walk from Clapham Junction station, Battersea Square, and the green open spaces of Battersea Park, the property benefits from superb transport links and easy access to a wide range of shops, cafes, bars and restaurants. This property presents a fantastic opportunity for first-time buyers or investors alike and is offered to the market chain free. Residents are able to purchase a parking permit through Wandsworth Council.

Service charge: £1,450 per annum

Ground rent: Peppercorn

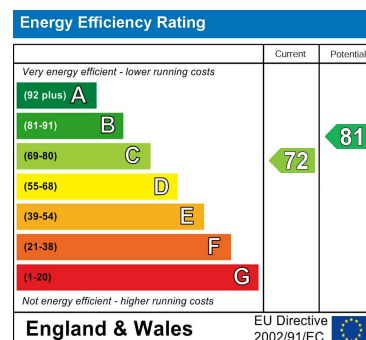
Lease: 88 years remaining

EPC - C

- Badric Court, Yelverton Road SW11
- Third Floor Split Level Apartment
- Three Good Size Bedrooms
- Spacious Reception Room Filled With Natural Light
- Separate Modern Kitchen With Fitted Appliances And A Dedicated Dining Area
- Ample built-in storage throughout
- Modern Tiled Family Bathroom
- Short Walk To Clapham Junction Station, Battersea Square and Battersea Park
- Ideal For First-Time Buyers Or Investors
- Service Charge: £1,450 p.a. | Ground Rent: Peppercorn | Lease: 88 years remaining
- Please Call Us On 0207 101 1636 To Arrange A Viewing.

Restways
 High Street
 Gillingham
 Dorset
 SP8 4AA

t. 01747 824 547
 gillingham@mortonnew.co.uk
 www.mortonnew.co.uk



www.mortonnew.co.uk



DISCLAIMER: These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements or representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. We have not carried out a detailed survey nor tested the services, appliances and specific fittings. Room sizes should not be relied upon for carpets and furnishings. The measurements given are approximate. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.