



Osiers Road
Wandsworth, SW18

CHESTERTONS





This modern apartment comprises entrance hall, open plan kitchen/living, a south-facing balcony, double bedroom with study space, and bathroom. There is ample storage throughout.

There is herringbone flooring throughout, a luxury bathroom and fully equipped kitchen. The property offers an extra space specially designed as a working from home space. The flat is flooded with natural light and has far reaching views.

Wandsworth Town mainline station (0.6 miles) and East Putney underground station (0.7 miles) are a short walk from the apartment. Old York Road with its cafes, bars and restaurants is nearby.

The Thames River Path is within 100m of this wonderful apartment.

- Modern one-bedroom apartment
- South facing balcony
- Far-reaching views
- Herringbone flooring
- Study nook
- Ample storage
- 0.6 miles to Wandsworth Town station
- 0.7 miles to East Putney tube

Asking price £450,000

Energy Efficiency Rating		Current	Potential
92-100	A	91	91
81-91	B		
69-80	C		
55-68	D		
49-54	E		
41-48	F		
35-40	G		

Not energy efficient - higher running costs

EU Directive 2002/91/EC

Tenure: Leasehold 114 years remaining
Service Charge: £2760 per annum
Ground Rent: £456 per annum
Local Authority: Wandsworth Council
Council Tax Band: E

Chestertons Wandsworth Sales

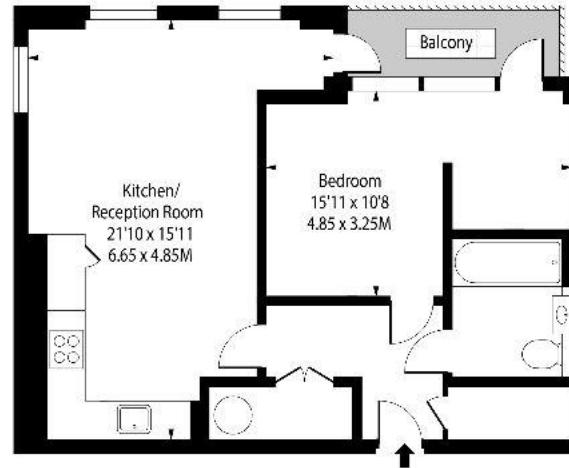
47 East Hill
 London
 SW18 2QE

wandsworth@chestertons.co.uk

0208 104 7530

chestertons.co.uk

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Sixth Floor

Approx Gross Internal Area **566 Sq Ft - 52.58 Sq M**

Drawn in accordance with IPMS 3B: Residential

For Illustration Purposes Only - Not to Scale

Ref: No. 8886



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