

Lavington Court

Putney Hill, SW15

Asking Price £450,000

A bright two-bedroom apartment with a private west-facing balcony overlooking communal gardens, residents' parking, and a private garage, offered chain free.

CHESTERTONS









Lavington Court

Putney Hill, SW15

- 2 Double Bedrooms
- Private Balcony
- Separate Kitchen
- Views Over Maintained Gardens
- Private Garage
- Storeroom
- 0.2 miles from Putney Heath bus stop
- 0.8 miles from Putney Train station
- 1 mile from East Putney Tube



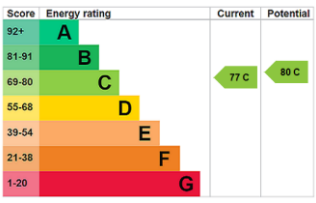
This bright and well-presented two-bedroom apartment enjoys a sunny west-facing aspect, with floor-to-ceiling windows and a private balcony overlooking beautifully maintained communal gardens.

A wide entrance hallway leads through to a generous reception room filled with natural light, opening onto a full-width private balcony with peaceful, leafy views, ideal for relaxing or entertaining. The property also features a separate kitchen, two well-proportioned double bedrooms with ample built-in storage, and a bathroom complete with a shower.

Further benefits include residents' parking and a secure private garage and a storeroom.

Set back from Putney Hill in a quiet, well-maintained development, the flat is conveniently located for excellent transport links, with Putney Heath bus routes nearby, Putney mainline station within easy reach, and East Putney Underground station providing District Line access. The open spaces of Putney Heath and Richmond Park are close by, as well as quick connections to the A3 for routes into and out of London.

Tenure: Leasehold (Expiry: 12/12/3007) Plus Share of Freehold
Service Charge: £2,568.38 p.a. Plus Reserve Fund £781.62 p.a.
Ground Rent: Nil
Local Authority: London Borough of Wandsworth
Council Tax Band: E

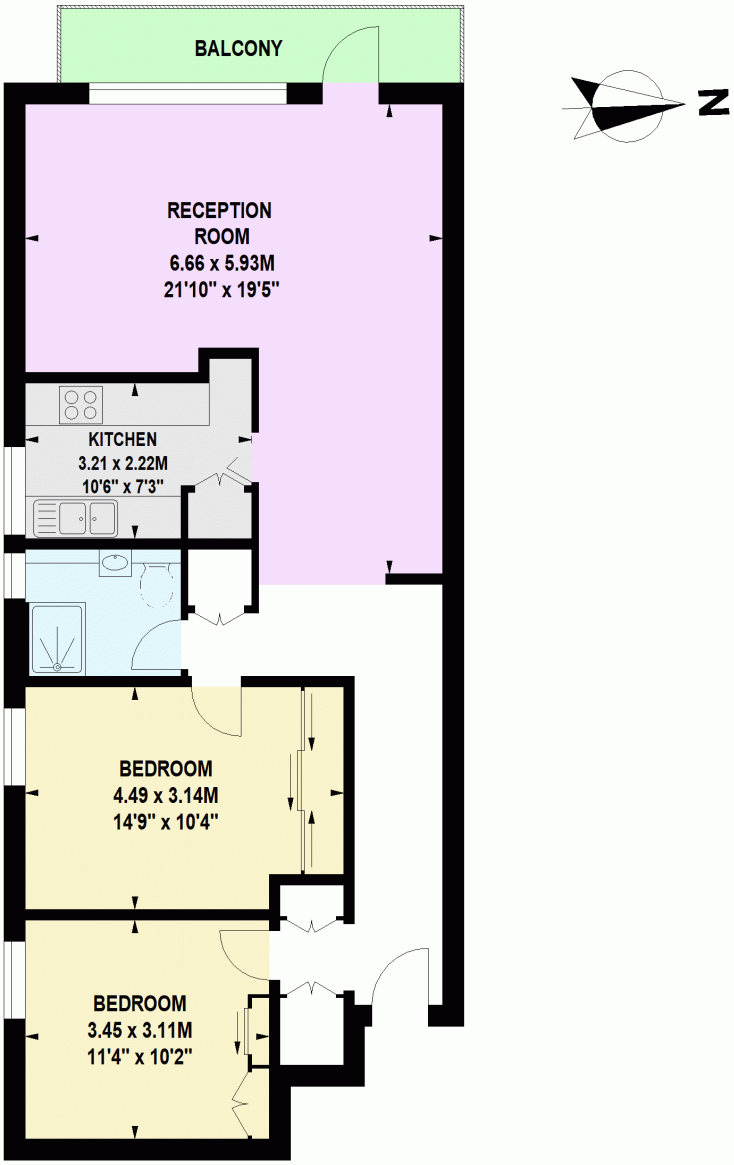


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Lavington Court,
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Approximate Gross Internal Area 83 sq m / 889 sq ft



First Floor

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

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