



JAMES
ANDERSON



FOR SALE

Upper Richmond Road, London, SW15

£625,000

Guide Price

Located within an attractive 1920s building on sought after Upper Richmond Road, this beautifully presented first floor flat combines period charm with contemporary living. Expertly renovated and styled by the current owners, the property offers a true turnkey finish and has it's own private entrance.

The bright and spacious accommodation features a generous reception room with high ceilings, original fireplaces, decorative corning and coving, creating a wonderful sense of character and space. The separate kitchen has been tastefully updated with modern fittings and provides a practical space for everyday living.

There are two well proportioned double bedrooms, both beautifully presented and filled with natural light, together with a stylish bathroom finished to a high standard.

A particular highlight is the private garden, offering valuable outdoor space for relaxing or entertaining. The property also benefits from loft space with potential to extend, subject to the usual planning permissions and consents, providing exciting scope to add further accommodation in the future.

The property enjoys an elevated first floor position, enhancing both privacy and natural light throughout. Retaining many attractive period details while benefiting from thoughtful modern upgrades, the flat offers a perfect balance of character and comfort. The generous proportions and versatile layout make it well suited to a variety of buyers.

Ideally situated for commuters, Barnes Rail Station is approximately 0.3 miles away, while Putney High Street and Putney Rail Station are within 1 mile. A range of local shops, cafés and amenities can be found nearby, together with excellent bus connections along Upper Richmond Road.

This charming apartment presents an excellent opportunity for first-time buyers, professionals, downsizers and investors alike, offering character, convenience and future potential in a highly desirable South West London location.

960 Year Lease
SC - £0
GR - £50 PA



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Approx Gross Internal Area
63 sq m / 675 sq ft



Floorplan

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC 	

Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
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