



Aura House

Oldridge Road, SW12

Asking Price £475,000

A luxurious top floor one bedroom apartment with wrap around terrace and offered to the market chain free.

CHESTERTONS



Aura House

Oldridge Road, SW12

- An ultra modern apartment with private wrap around balcony
- The apartment boasts a sleek and contemporary finish with impressive entertaining space
- Open-plan reception room with dining space and a stylish fully integrated kitchen
- Located just moments from the open spaces of Clapham Common
- Close proximity to Balham underground and overground stations



The apartment boasts a sleek and contemporary finish with impressive entertaining space. Comprising an open-plan reception room with dining space and a stylish fully integrated kitchen, a master bedroom and a private wrap around balcony.

The property is located just moments from the open spaces of Clapham Common and Balham underground and Overground stations. The abundance of cafés, bars, supermarkets and restaurants local to Balham, Abbeville Village and Clapham South are also within a convenient short walk of this highly desirable flat.

Tenure: Leasehold 115 years 3 months

Service Charge: £3943

Ground Rent: £0

Local Authority: London Borough of Wandsworth

Council Tax Band: C

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C	77 C	77 C
55-68	D		
39-54	E		
21-38	F		
1-20	G		

Chestertons Wandsworth Common Sales

Chestertons Estate Agents

4 Bellevue Road

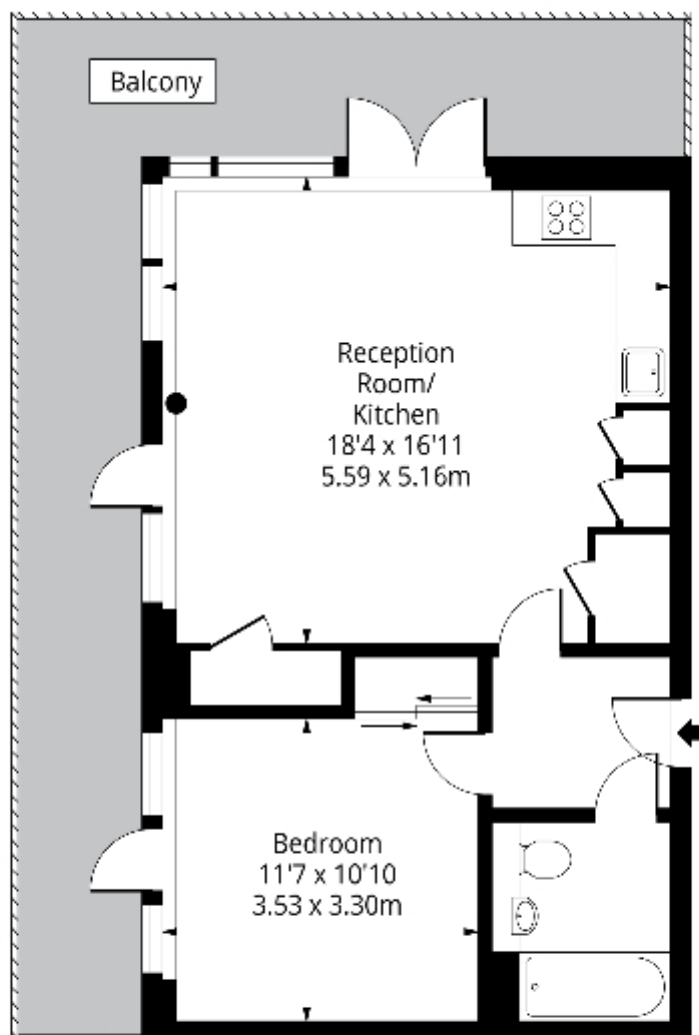
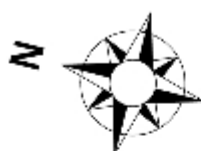
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Fourth Floor

Approx Gross Internal Area **565 Sq Ft - 52.49 Sq M**

For Illustration Purposes Only - Not To Scale

Ref: No. 38932

