



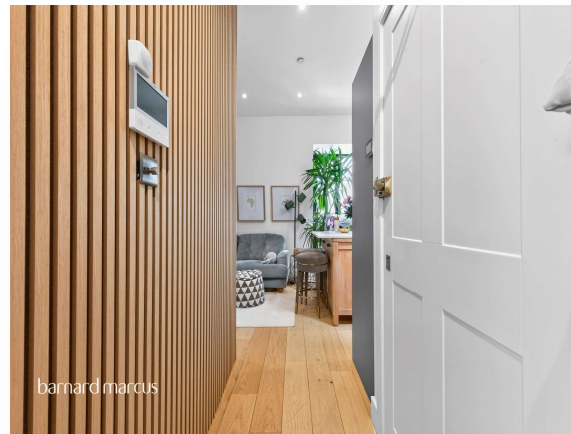
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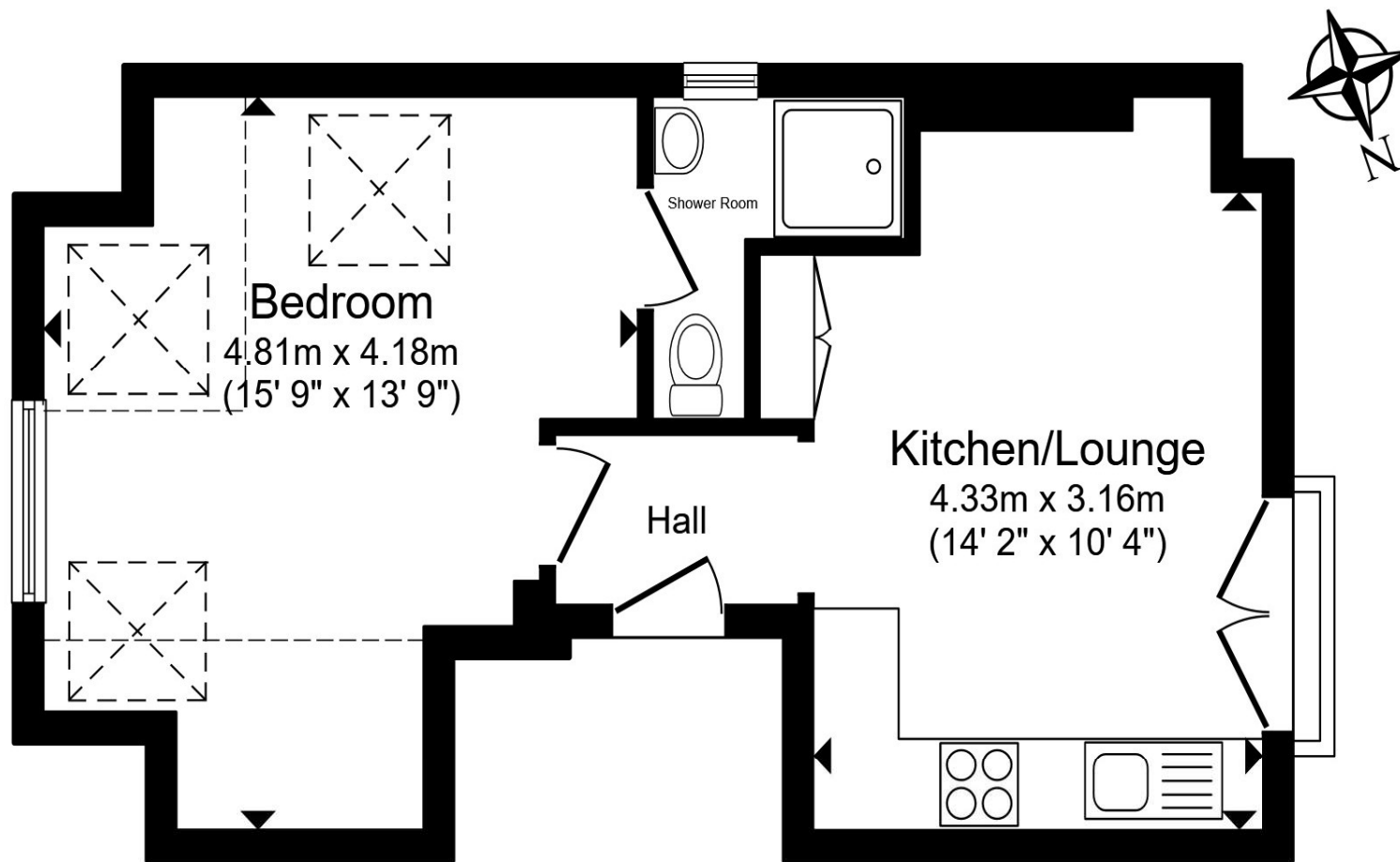
West Hill, London, SW18 1SB

welcome to

West Hill, London

This elegant one bedroom top floor apartment located within an attractive converted Victorian building in the heart of Wandsworth.





3rd Floor

Total floor area 35.7 m² (384 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io



This elegant one bedroom top floor apartment located within an attractive converted Victorian building in the heart of Wandsworth.

This stylish home offers contemporary living space with high quality modern finish throughout, the bright open plan kitchen / reception room is a standout feature, boasting engineered oak flooring fully integrated Bosch appliances.

The well proportioned bedroom benefits from ample storage, A contemporary shower room with stylish fittings with lovely views.

Ideally positioned, the property offers excellent connectivity via Wandsworth Town mainline station, East Putney Underground (District Line) and Putney mainline station, alongside easy access to the vibrant shops, cafés, and amenities of both Wandsworth and Putney. As a top floor flat within a unit of only 8 units, this block is run by very good management agents.

Agents Note: Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

welcome to

Flat 8 West Hill, London

- Top Floor Flat
- One Double Bedroom
- Bright open plan kitchen / reception
- Lease Remaining; 995 years
- Service Charge £817.60 p.a

Tenure: Leasehold EPC Rating: C

Council Tax Band: C Service Charge: 817.60

Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

£360,000



Please note the marker reflects the postcode not the actual property

view this property online barnardmarcus.co.uk/Property/PUR107760



Property Ref:
PUR107760 - 0007

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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