



West Hill, SW15

£435,000 *Leasehold*



- Two-bedroom apartment within the prestigious Sir Giles Gilbert Scott development
- Bright dual-aspect kitchen/reception room with excellent natural light
- Allocated Parking Space
- Wooden flooring throughout the principal living areas

KEY FEATURES

- Residents' gym, library and beautifully maintained communal gardens
- Conveniently located 0.6 miles from East Putney Underground Station
- Close to Putney Mainline Station and an excellent selection of shops, cafés and restaurants



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A beautifully presented two-bedroom apartment set within a highly sought-after development, benefiting from a residents' gym, library, extensive communal gardens and an allocated parking space.

Located on the third floor, the apartment offers well-balanced accommodation comprising two generous bedrooms, a contemporary bathroom with shower over bath, and a bright dual-aspect kitchen/reception room. The living space is enhanced by modern appliances, excellent natural light and attractive wooden flooring throughout.

Beverley Gate House forms part of the prestigious Sir Giles Gilbert Scott development, ideally positioned close to East Putney Underground Station (0.6 miles), Putney Mainline Station (0.9 miles) and the wide range of shops, restaurants and cafés that Putney has to offer. The vast open green spaces of Wimbledon Common are also within easy reach, providing excellent opportunities for walking, cycling and outdoor recreation.

Sir Giles Gilbert Scott is renowned for designing the iconic red telephone box, as well as several of London's most celebrated landmarks including the Tate Modern and Battersea Power Station.





MATERIAL INFO

Tenure: Leasehold

Term: 989 year

Service Charge: £2,920 per annum

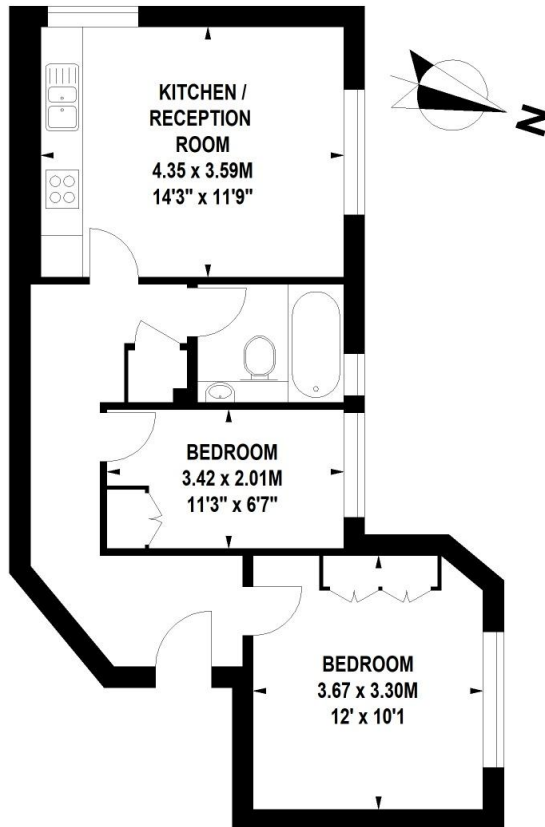
Ground Rent: NIL

Council Tax Band: E

EPC rating: C

Beverley Gate House, West Hill, SW15

Approximate Gross Internal Area 50 sq.m / 538 sq. ft



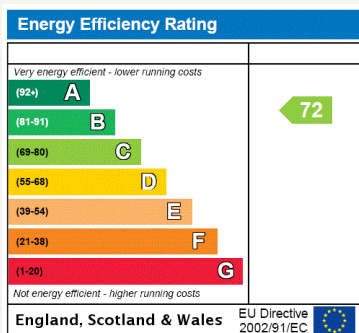
Third Floor

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

Illustration for identification purposes only. Not to scale.

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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Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

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