



Merton Road, SW18

£375,000 Leasehold



MATERIAL INFO

Tenure: Leasehold

Term: 85 years

Service Charge: £2,062 per annum

Ground Rent: £N/A

Council Tax Band: C

EPC rating: D

KEY FEATURES

- Two double bedrooms
- Bright reception room
- Separate fitted kitchen
- Ground floor apartment
- Approx. 592 sq. ft. / 55 sq. m.
- Excellent transport links



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020 8877 1000 | southfields@winkworth.co.uk

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DESCRIPTION

A well-presented two-bedroom apartment, offering 592 sq. ft. of bright and versatile living space in Southfields.

Situated on the ground floor, the property comprises a spacious reception room with natural light streaming in. The separate kitchen is well laid out, providing ample storage and workspace.

There are two generously sized bedrooms: the principal bedroom measuring 15'10" x 10' offers excellent proportions, while the second double bedroom (10' x 10') makes an ideal guest room, nursery, or home office. A well-appointed bathroom completes the accommodation.

Walton House benefits from an excellent location on Merton Road, close to the wide range of shops, cafés, and restaurants of Wandsworth Town and Southside Shopping Centre. Both Wandsworth Town and East Putney stations are within easy reach, providing convenient transport links into Central London.

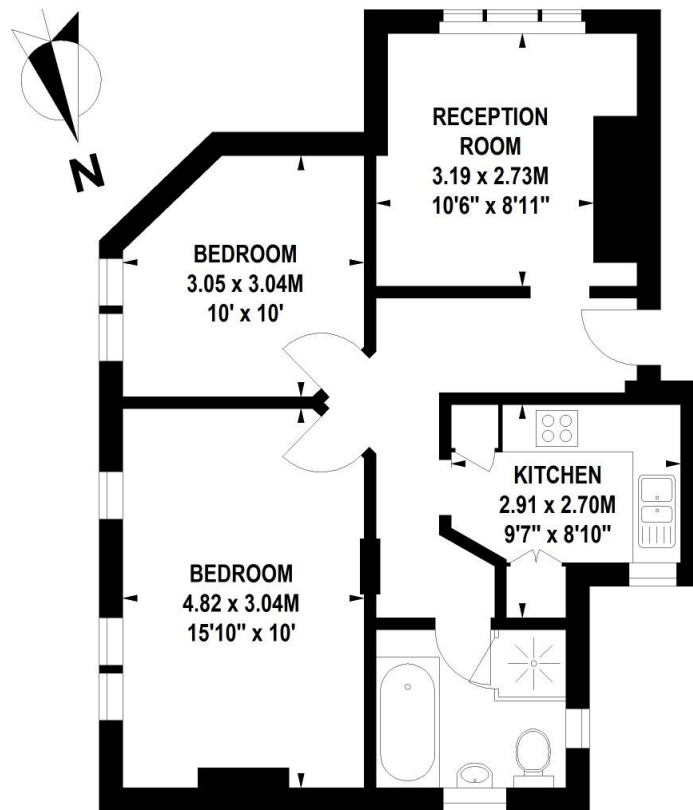
LOCATION

Walton House is ideally positioned on Merton Road in SW18, within easy reach of the vibrant amenities of Southfields, Wandsworth Town and the Southside Shopping Centre. Excellent transport links are nearby, with Southfields (District Line), Wandsworth Town (National Rail) and East Putney (District Line) stations providing quick access into Central London. The open spaces of King George's Park and the River Thames are also close by, offering plenty of green space and leisure opportunities.



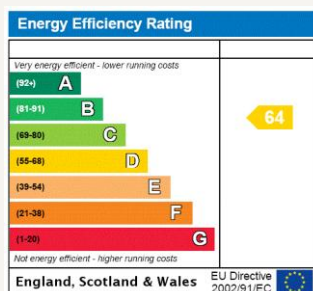
Walton House, Merton Road, SW18

Approximate Gross Internal Area 55 sq.m / 592 sq. ft



Ground Floor

Floor Plan produced for WINKWORTH by Mays Floorplans © . Tel 020 3397 4594
Illustration for identification purposes only, not to scale
All measurements are maximum, and include wardrobes and window bays where applicable



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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