



Eastfields Avenue, SW18

£500,000 *Leasehold*



#### KEY FEATURES

- Two bedrooms
- Private Patio
- Allocated secure parking
- Two bathrooms
- In-built air con throughout



**Southfields**

020 8877 1000 | [southfields@winkworth.co.uk](mailto:southfields@winkworth.co.uk)

**Winkworth**

for every step...



#### DESCRIPTION

Set within the sought-after Chapelier House on Eastfields Avenue, this beautifully presented two-bedroom ground floor apartment offers contemporary living in a prime riverside location.

The property spans approximately 775 sq. ft. (72 sq. m.) and features a bright and spacious open-plan kitchen/reception room (22'10" x 12'8"). The kitchen is fitted with modern appliances and sleek cabinetry, seamlessly blending style and functionality.

There are two well-proportioned double bedrooms, the larger measuring 12'9" x 11'8", both offering ample natural light and storage options. The apartment is further complemented by a modern family bathroom and an ensuite shower room. A standout feature is the generous private patio (40'6" x 13'9").

This apartment is perfect for professionals, couples, or small families looking for stylish living in a vibrant riverside community.

#### LOCATION

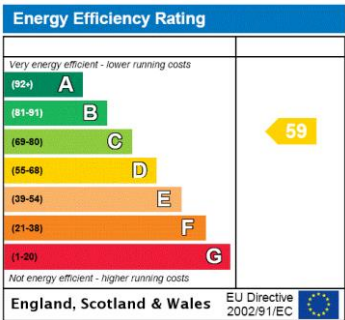
Chapelier House is perfectly positioned on Eastfields Avenue within the popular Riverside Quarter development in SW18. This thriving riverside neighbourhood offers a superb balance of tranquillity and city living, with leafy river walks, landscaped gardens, and a vibrant community atmosphere.

Residents are spoilt for choice with a wide selection of cafés, bars, and restaurants along the Thames Path, as well as easy access to the shops and amenities of Wandsworth Town and nearby Putney High Street.

Transport connections are outstanding, with Wandsworth Town (National Rail), Putney station and East Putney (District line) within easy reach, providing swift services into London Waterloo and Victoria. The Thames Clipper river bus service also operates from nearby Wandsworth Riverside Pier, offering a scenic and convenient commute into Central London and Canary Wharf. Local bus routes and cycle paths further enhance connectivity across the capital.

MATERIAL INFORMATION

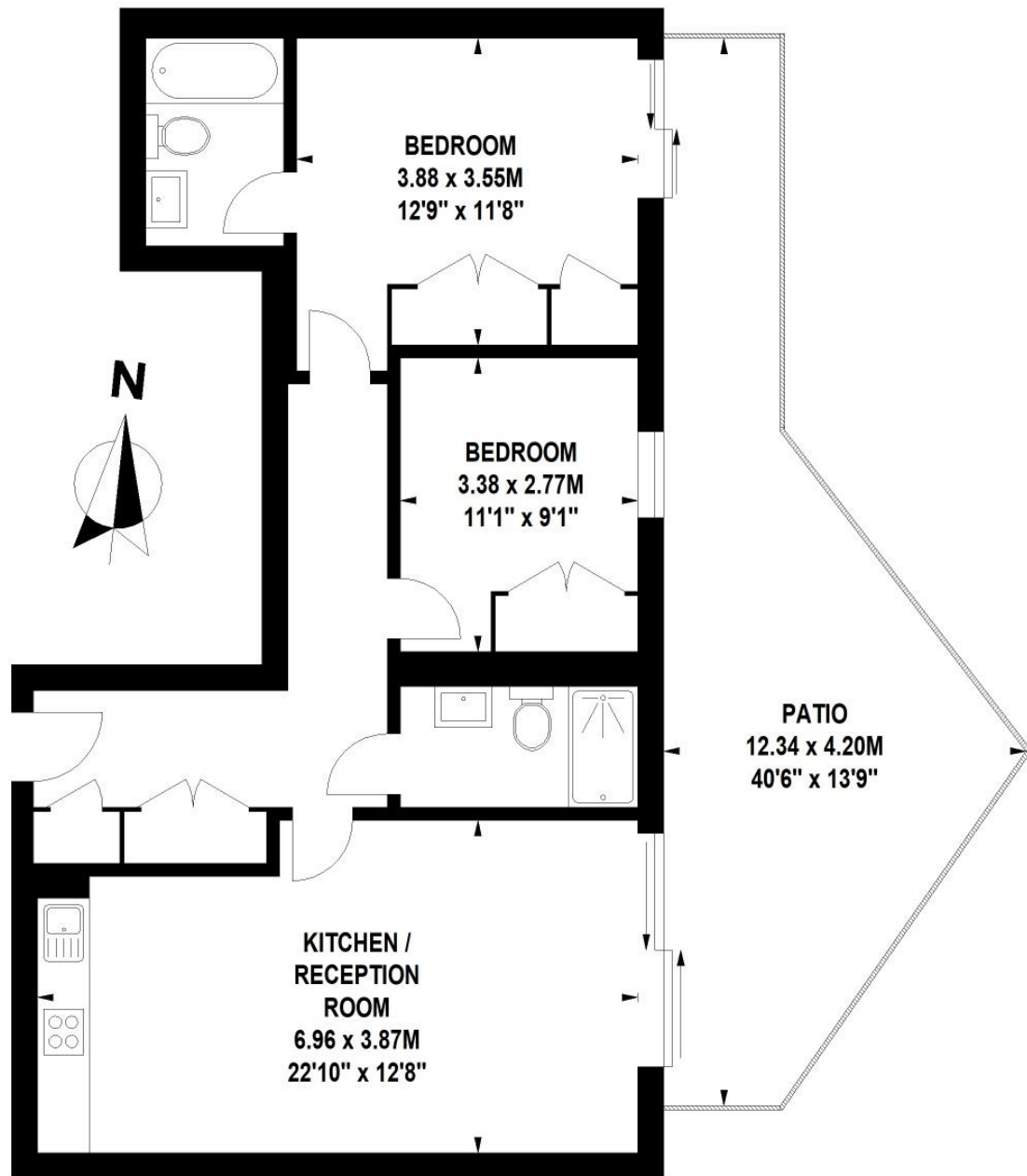
Tenure: Leashold  
Term: 976 years  
Service Charge: £5,531.30 per annum  
Ground Rent: £3,50 Annually  
Council Tax Band: F  
EPC rating: D



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.

# Chapelier House, Eastfields Avenue, SW18

Approximate Gross Internal Area 72 sq.m / 775 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

Southfields

020 8877 1000 | [southfields@winkworth.co.uk](mailto:southfields@winkworth.co.uk)

**Winkworth**

for every step...

Winkworth wishes to inform prospective buyers and tenants that these particulars are a guide and act as information only. All our details are given in good faith and believed to be correct at the time of printing but they don't form part of an offer or contract. No Winkworth employee has authority to make or give any representation or warranty in relation to this property. All fixtures and fittings, whether fitted or not are deemed removable by the vendor unless stated otherwise and room sizes are measured between internal wall surfaces, including furnishings.