



WAVERTREE ROAD, SW2
£390,000 LEASEHOLD

A STUNNING ONE-BEDROOM FLAT SITUATED ON A SOUGHT-AFTER ROAD IN STREATHAM HILL

Streatham | 020 8769 6699 | streatham@winkworth.co.uk

Winkworth

for every step...

winkworth.co.uk



DESCRIPTION:

Nestled on a coveted road in Streatham Hill, this gorgeous one-bedroom flat captivates with its stunning presentation. The interior is bathed in an abundance of natural light, particularly in the main living area, creating a warm and inviting atmosphere. Situated within an elegant, detached building, the flat boasts high ceilings and expansive picture windows. The property extends its charm outdoors, offering access to a delightful communal space, perfect for summer entertaining. Adding to the allure, the property provides the convenience of private off-street parking at the rear. Further enhancing practicality, there is ample storage in the loft which has boarded out. This charming flat seamlessly blends aesthetic appeal with practical features and is offered with a good lease length. Wavertree Road is a quiet and pretty, tree-lined, sought-after residential street just off Streatham Hill with a local park, Hillside Gardens at the top end. The property is handy for transport at Streatham Hill station (Victoria in 17 mins), Brixton tube and Tulse Hill station, and close to various green spaces with Tooting Common a mere 10-minute walk away. There is plentiful shopping and many diverse and lively local restaurants, coffee shops and bars near-by.

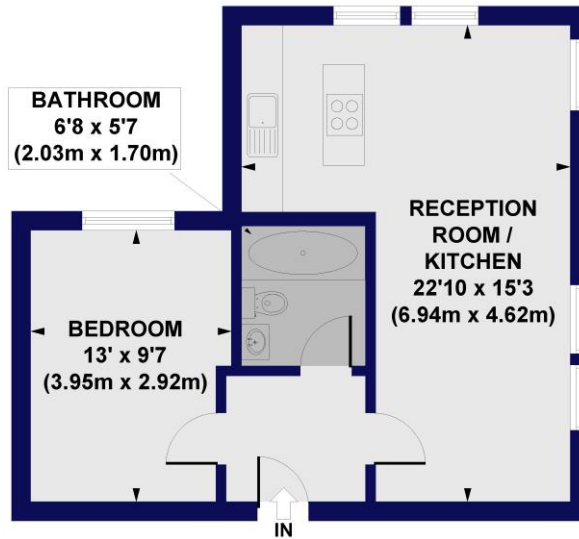
AT A GLANCE

- Sunlit living area
- Spacious bedroom
- High ceilings
- Expansive windows
- Charming communal outdoor space access
- Private off-street parking
- Ample loft storage
- Aesthetic and practical blend
- Sole agent





Wavertree Road, SW2
Approx. Gross Internal Floor Area 488 sq. ft / 45.32 sq. m

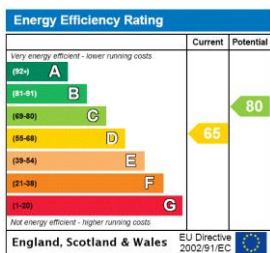


FIRST FLOOR

All measurements of walls, doors, windows, fittings and appliances, including their size and location, are shown as standard sizes and do not constitute any warranty or representation by the seller, their agent or CP Creative. Any intending purchaser must satisfy himself by inspection or otherwise as to the correctness of the information contained in these plans. This plan is for illustrative purposes only and should be used as such by any prospective purchasers.

Winkworth

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.



Tenure: Leasehold (107 years approx. remaining)

Service Charge: £525 per annum

Ground Rent: £200 Annually (subject to increase)

Council Tax Band: B

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.

Streatham | 020 8769 6699 | streatham@winkworth.co.uk



for every step...

winkworth.co.uk

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.