



A well-presented one bedroom flat with a south facing garden, in the heart of Tooting.

Ashvale Road, London, SW17

£399,950 Leasehold (112 years remaining)

savills

A bright and spacious reception room • Well-presented south facing garden • Excellent transport links from Tooting Broadway station, providing Northern Line services into the City • Close to all amenities of Tooting High Street • The green open spaces of Tooting Common are close by

Local Information

Ashvale Road is ideally positioned for Tooting with its vibrant selection of restaurants, bars and supermarkets.

Transport links are easily accessible with Tooting Broadway station offering Northern Line services into the City, West End and Balham with overground services to London Victoria or London Bridge via Clapham Junction.

Access to the green open spaces of Tooting Common are nearby.

There is an excellent selection of private and state schools in the area.

About this property

A very attractive ground floor flat in the heart of Tooting.

This immaculate flat boasts a reception room, a large principal bedroom and a south facing garden.

The principal bedroom is to the front of the property and has excellent built-in storage as well as large windows providing plenty of natural light. Off the hallway is a spacious family bathroom.

To the rear is the reception room and kitchen which has integrated appliances as well as full of light and offers a relaxing space to

entertain. Doors open out on to the sunny south facing garden, which is paved making it perfect for al fresco dining.

Tenure

Leasehold (112 years remaining)

Local Authority

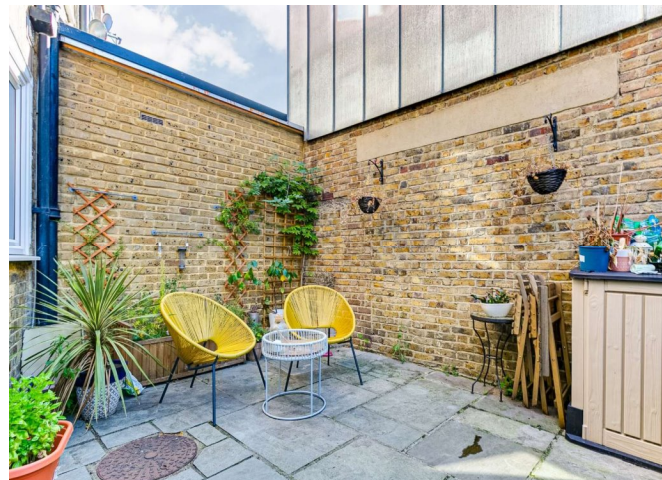
Wandsworth

Energy Performance

EPC Rating = C

Viewing

All viewings will be accompanied and are strictly by prior arrangement through Savills Clapham Office.
Telephone: +44 (0) 20 8673 4111.

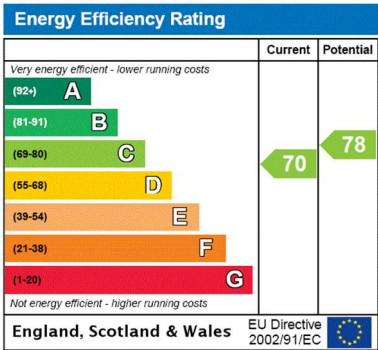
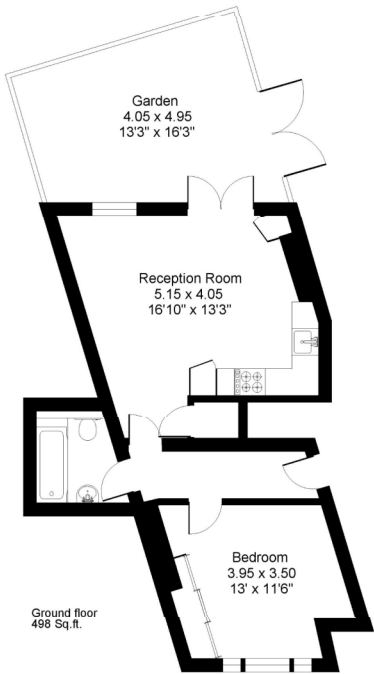




Ashvale Road, London, SW17
Gross Internal Area 498 sq ft, 46.3 m²

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Ashvale Road, SW17
Gross internal area (approx.):
46.3 sq.m. (498 sq.ft.)
For identification purposes only. Not to scale.
Floorplanners ©



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