



A contemporary and stylish four bedroom house

Scott Avenue, Putney, London, SW15 3PA

Guide Price £1,199,995 Freehold



Hallway • Reception room • Kitchen • Cloakroom • Four double bedrooms • Two bathrooms (1 en suite) • En suite shower • Garden • Balcony • Off-street parking for two cars

Local Information

Scott Avenue lies just to the south east of central Putney with the closest undergrounds being East Putney and Southfields (District Line) and Putney mainline railway station (Waterloo) further away on Putney High Street. There are also various local bus routes.

About this property

This stylish and contemporary house forms part of a highly acclaimed development in the landscaped grounds of the iconic former Whitelands College designed by the architect Sir Gilbert Scott, famous for the red telephone box and Battersea Power Station.

The property forms part of a smart terrace of similar properties and offers flexible and spacious (approximately 1830 square feet) accommodation over three floors.

A notable feature is the lovely open plan in style 21' reception room opening out onto a garden to the rear.

The property also benefits from four double bedrooms served well by two bathrooms and a shower room as well as two off-street parking spaces to the front.

The office space in bedroom four has a built in printer cupboard and built in double cupboards with hanging files unit.

The property has excellent storage throughout with large built in wardrobes in bedrooms one and two and a double airing cupboard.

Access to the Whitelands Estate gym and library available when restrictions are relaxed.

Tenure

Freehold

Local Authority

Wandsworth

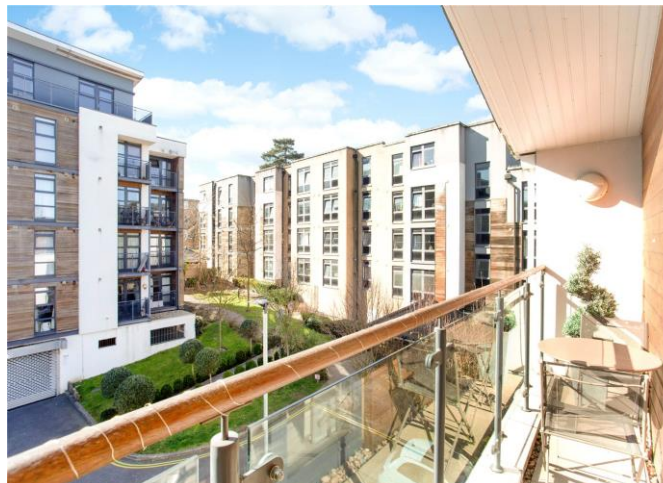
Energy Performance

EPC Rating = C

Viewing

All viewings will be accompanied and are strictly by prior arrangement through Savills Putney Office.

Telephone: +44 (0) 20 8780 9900.



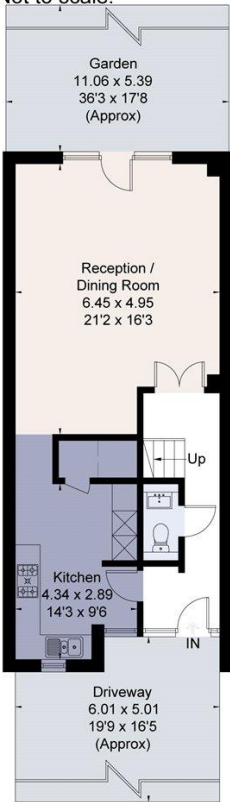


Scott Avenue, Putney, London, SW15 3PA
Gross Internal Area 1827 sq ft, 169.7 m²


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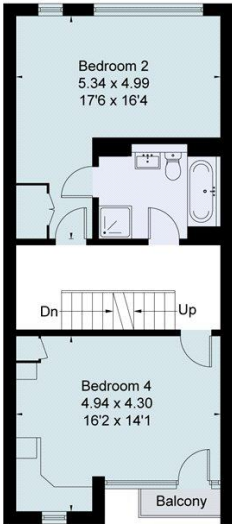
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Approximate Area = 169.7 sq m / 1827 sq ft
Balconies Area = 5.4 sq m / 58 sq ft
Including Limited Use Area (0.8 sq m / 9 sq ft)
For identification only. Not to scale.
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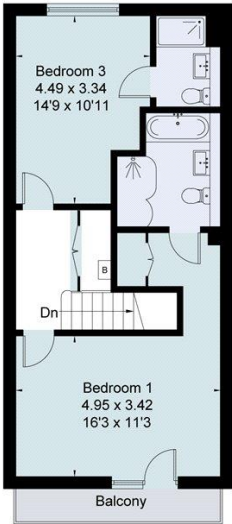


Ground Floor

 = Reduced head height below 1.5m




First Floor



Second Floor

Surveyed and drawn in accordance with the International Property Measurement Standards (IPMS 2: Residential)
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Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-)	A	
(81-91)	B	
(69-80)	C	
(55-68)	D	
(39-54)	E	
(21-38)	F	
(1-20)	G	
Not energy efficient - higher running costs		
England, Scotland & Wales	76	85
EU Directive 2002/91/EC 		

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