



A beautifully presented period family home with a lovely South West facing garden and rare off-street parking

Lebanon Gardens, Putney, London, SW18 1RH

Guide Price £1,500,000 Freehold



Great location • Fabulous kitchen / family room • Parquet wood flooring • Period features • Light and airy feel • Entrance hall • Two reception rooms • Kitchen/breakfast/family room • Four bedrooms • En suite shower • Bathroom • Cellar • Garden • Off-street parking

Local Information

Lebanon Gardens is a pretty crescent shaped road with good local amenities to hand and just a bit further, Southside shopping Centre.

The closest underground is East Putney station (District Line); Putney Mainline Station (Waterloo) is a little further along on Putney High Street.

There is also an excellent choice of local schools, whether Church, state or private.

About this property

This delightful house has been stylishly and meticulously renovated to a high standard, resulting in a practical, light and airy family home. There are two reception rooms, providing for formal and informal living.

Of particular note is the fabulous kitchen/breakfast/family room, which forms the hub of the house. This leads directly on to the stunning garden, which has a terraced area, ideal for al fresco dining, with a good expanse of lawn beyond.

There are three bedrooms and a family bathroom on the first floor and on the second floor is a further bedroom with an en suite shower room.

Tenure

Freehold

Local Authority

Wandsworth

Energy Performance

EPC Rating = D

Viewing

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

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Lebanon Gardens, Putney, London, SW18 1RH
Gross Internal Area 2066 sq ft, 191.9 m²


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Approximate Area = 191.9 sq m / 2066 sq ft
Including Limited Use Area (8.1 sq m / 87 sq ft)
For identification only. Not to scale.
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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		78
(55-68) D	62	
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC 	

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