



A beautifully presented south facing apartment

Avon House, Enterprise Way, SW18

Leasehold



Reception Room • Open Plan Kitchen • One Bedroom • Utility Room • Balcony

#### Local information

The property is situated moments from the banks of the River Thames and close to Wandsworth Park. The local amenities of Wandsworth Town, Southside Centre and Putney High Street are both easily accessible and offer a range of popular shops, bars and eateries. Wandsworth Town station provides regular overground services to London Waterloo and Clapham Junction, whilst East Putney station enables easy access to Sloane Square and to the City via the District Line. There are also many well-renowned local schools nearby.

#### About this property

This beautifully presented stylish apartment has a light and spacious feel throughout. The good sized open plan reception room has a fresh feel and boasts an open plan contemporary kitchen benefitting modern integrated units and appliances. The room is filled with natural light with the floor to ceiling windows that also allow access to a wonderful south facing balcony. The property also benefits from a spacious double bedroom, a separate bathroom and walk in utility cupboard.

**Avon House, Enterprise Way, SW18**  
**Gross internal area (approx) 606 sq. ft**

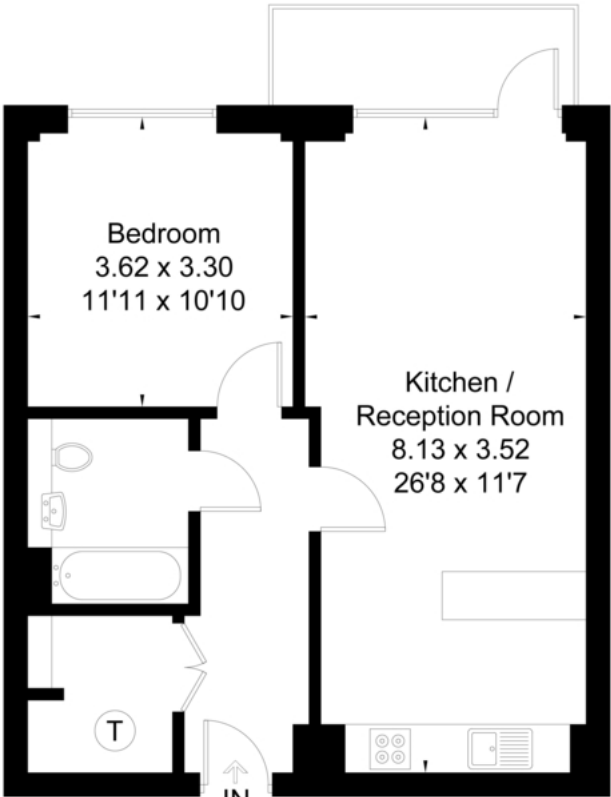


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#### Enterprise Way

Gross Internal Area (approx) = 56.3 sq m / 606 sq ft  
 For identification only. Not to scale.  
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Second Floor

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) <b>A</b>		
(81-91) <b>B</b>	85	85
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
Not energy efficient - higher running costs		
England, Scotland & Wales	EU Directive 2002/91/EC	

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