



Brilliant two bedroom flat with stunning private patio garden

East Hill, London, SW18

£625,000 Leasehold



Two double bedrooms • Private garden • Wooden floors •
Natural light throughout • Designated car parking space

Local Information

East Hill is situated in the heart of Wandsworth, close to the open expanses of Wandsworth Common. Shopping facilities are good, with plenty of local shops on Old York Road and Northcote Road, and a more comprehensive range to be found at Southside Shopping Centre which includes both a Sainsbury's, Waitrose, a cinema complex and gym. Transport facilities are excellent with Wandsworth Town and Clapham Junction stations both nearby, with services to Victoria and Waterloo. There are also plenty of useful bus services both locally and to the North of the river.

About this property

Located near the open spaces of Wandsworth Common sits this superb two bedroom corner garden flat.

As you enter the property the two double bedrooms are located to the left, both with enough space for storage units. To the right is the modern bathroom complete with a built-in shower/bath. The apartment then opens up into the large open plan reception/kitchen, which boasts wooden floors, an abundance of natural light from multiple windows and fitted kitchen appliances. The garden can be accessed via French doors from the reception and is an ideal space for entertaining and al fresco dining. The property further benefits from a designated car parking space.

Tenure

Leasehold

Local Authority

Wandsworth

Energy Performance

EPC Rating = D

Viewing

All viewings will be accompanied and are strictly by prior arrangement through Savills Wandsworth Office.
Telephone: +44 (0) 20 8877 1222.



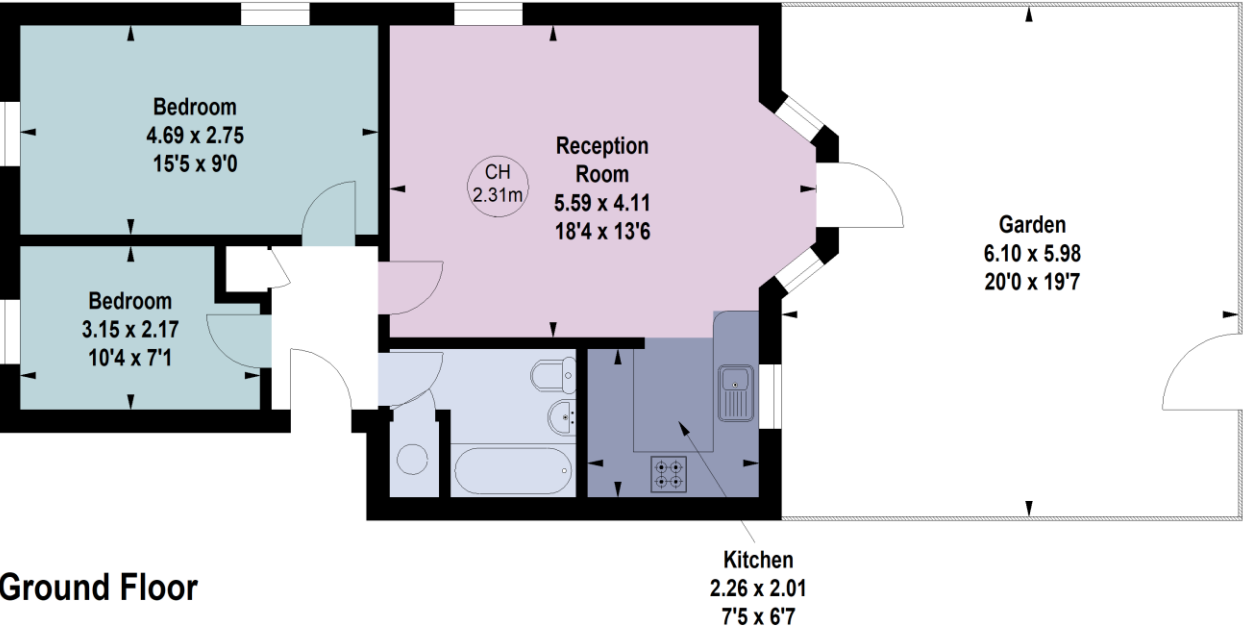


East Hill, London, SW18
Gross Internal Area 602 sq ft, 55.9 m²

East Hill, SW18

Gross internal area (approx) 55.93 sq m / 602 sq ft

Key :
CH - Ceiling Height



Ground Floor

For Identification Only. Not To Scale.
© Click London

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C		
(55-68) D	64	79
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England, Scotland & Wales		
EU Directive 2002/91/EC		

Important Notice Savills, its clients and any joint agents give notice that 1: They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. 2: Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Savills have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise. 20211005ANTS

