



A bright and spacious, four bedroom home in Wandsworth

Acris Street, London, SW18

£1,350,000 Freehold

savills



4 Double Bedrooms • 1 Reception Room • 3 Bathrooms • Kitchen/Dining Room • Decked Garden

Local Information

Acris Street is situated in a group of popular roads running close to the open expanses of Wandsworth Common Westside. Local shopping facilities are excellent with many useful shops in the surrounding roads including St Johns Hill and Old York Road. Transport is good with Wandsworth Town mainline station nearby along with numerous bus services. The area is well known for its fabulous schools both state and private

About this property

11 Acris Street is a stunning period home just moments away from the open expanses of Wandsworth Common boasting over 2000sq.ft. of accommodation.

As you enter the property on the right hand side is a generous reception room fitted with a classic bay window and a fireplace set amongst built in cabinetry. The reception room opens up into the kitchen which benefits from French doors and a trio of skylights filling the room with natural light. The French doors open out to the decked garden which is perfect for alfresco dining in the sunnier months.

The first floor is mostly occupied by the principle bedroom which boasts a walk in wardrobe and generous ensuite. To the rear of the first floor is a second bedroom which is served by a family bathroom. The second floor hosts a shower room and two further double bedrooms, the larger of which boasts two Velux skylights and eaves storage.

For extra storage there is also a small cellar under the stairs.

Tenure

Freehold

Local Authority

London Borough of 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.

N.B – Some photos are from when the property was available for rental.



Acris Street, London, SW18
Gross Internal Area 2080 sq ft, 193.2 m²

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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	60	74
(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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