



ST. ANN'S HILL, SW18

£700,000

- Victorian ground floor flat
- Two double bedrooms
- Bespoke kitchen
- Private garden with office
- Sought after location
- Energy rating: C





ABOUT THE HOME

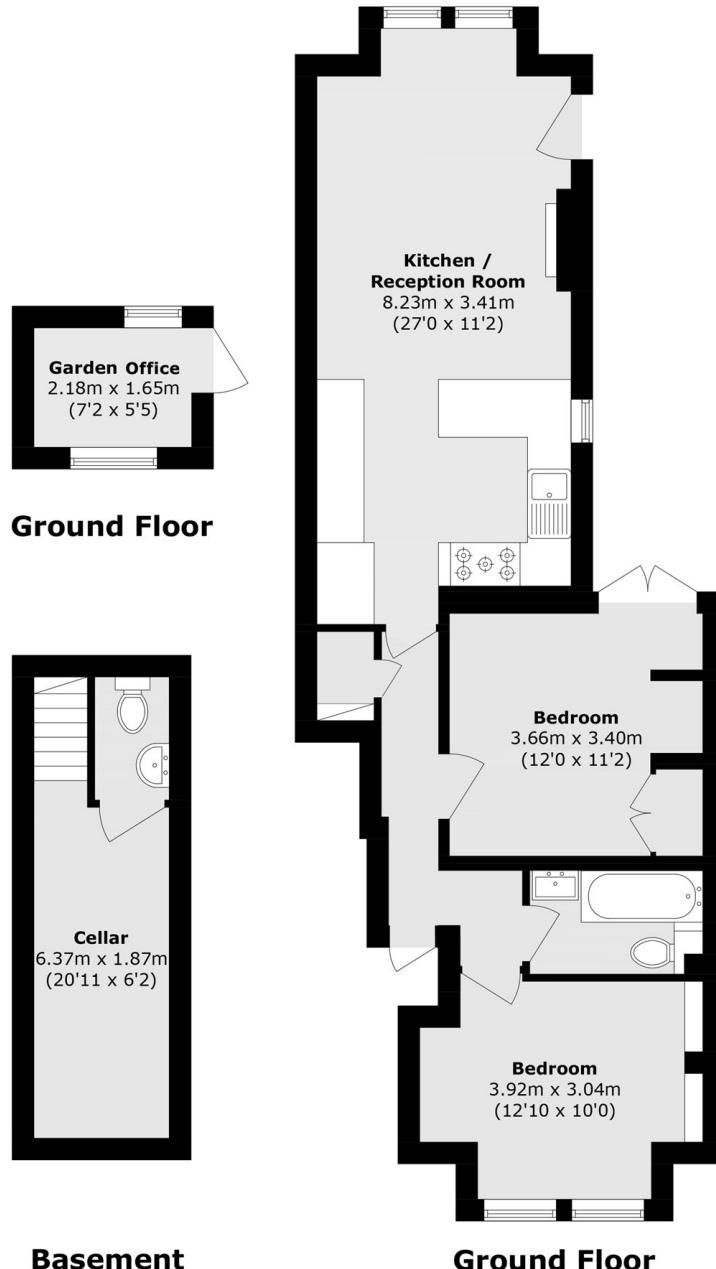
A beautifully presented, Victorian ground floor flat with a private garden.

To the front of the property there are two spacious bedrooms and a modern bathroom; the principle bedroom boasts built in wardrobes and access to the garden via the side return. To the rear you will find a bright and bespoke kitchen open plan to a dining/living room offering a fantastic space for entertaining and access to a private garden. The garden is a generous size and benefits from a garden office with underfloor heating, perfect for working from home. The property also benefits from a useful basement with a w/c.

St. Ann's Hill is sought after for being equidistant of Wandsworth Town and Earlsfield. The property is in catchment for some of the most desirable schools in the area, 0.8 Miles from Earlsfield mainline station and a bus ride away from Clapham Junction station. Garratt Lane's array of amenities is within easy reach as well as the green open spaces of Wandsworth Common.







Total area (approx.): 72.5 sq. m (780.3 sq. ft)
 (Including Basement)
 Garden Office area: 3.6 sq. m (38.7 sq.ft)

JACKSONS EARLSFIELD

372-374 Garratt Lane,
 Earlsfield, London, SW18 4ES
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Energy Rating: C We aim to make our particulars both accurate and reliable. However they are not guaranteed; nor do they form part of an offer or contract. If you require clarification on any points then please contact us, especially if you're traveling some distance to view. Please note that appliances and heating systems have not been tested and therefore no warranties can be given as to their good working order.