



45a Ravensbury Road Southfields, Southfields, SW18 4SA Offers in excess of £550,000

Offered for sale is this ground floor conversion flat in one of Southfields most favoured locations.

This property features a spacious open plan lounge/kitchen/dining area. There is a useful WC and wash hand basin between the living area and bedroom going through to a good sized bedroom with an en-suite bathroom to the rear.

The garden is low maintenance and can be accessed via both the kitchen and bedroom and benefits from a large outside office construction that can also double up as a guest bedroom.

Other benefits are a 999 year lease and the whole Freehold.

Ravensbury Road is in the ward of Southfields, but is also very close to Earlsfield and as such benefits from the schools, shopping and transport links of three areas including Wimbledon Park.

London Borough of Wandsworth Offers in excess of £550,000 Whole of Freehold +999 year lease.

Council Tax Band C, £769.83 pa

Viewing

Please contact our Tooting Office on 0208 6727000 if you wish to arrange a viewing appointment for this property or require further information.

- One bedroom conversion flat
- Ground floor
- Rear garden
- Immaculate condition
- Freehold + 999yr lease
- No onward chain
- Wandsworth Council Band C £769.83 pa
- Period property
- Useful outbuilding/office/spare room



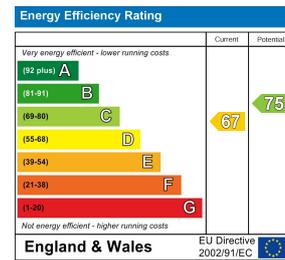
Floor Plan



Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.