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St. John's Avenue London, SW15

A fantastic opportunity to purchase an end of terrace town house, set back from the road in a particularly quiet spot, but convenient for all the amenities of central Putney. This family home is set over three floors. It currently offers approximately 1500sq. ft internally and has generous mature gardens to the front and back.

Comprising a downstairs guest/third bedroom with en-suite shower room, a utility room/kitchenette with access to the garden, generous storage space, ideal for storing wine, and a long integral garage, which could easily be remodelled into living accommodation. The kitchen and double reception room with dining area are on the first floor with two generous bedrooms and two bathrooms, one being en-suite, are situated on the second floor. There is potential for a third floor to be created in the attic for two further bedrooms and a bathroom (STPP) as has been done in some neighbouring properties within this small terrace.

To the rear is a well-established south-facing garden with a summerhouse, with a shared private driveway to the front providing off-street parking for up to four cars.

Situated on leafy St John's Avenue close to the junction with Gwendolen Avenue, it is a short walk to Putney Leisure Centre as well as to Putney mainline and East Putney tube stations and the many bus routes serving the area. The numerous schools, shops, eateries and pubs in Putney within walking distance. No Onward Chain.

EPC - D Council Tax: Band G



Asking Price £1,395,000
Freehold



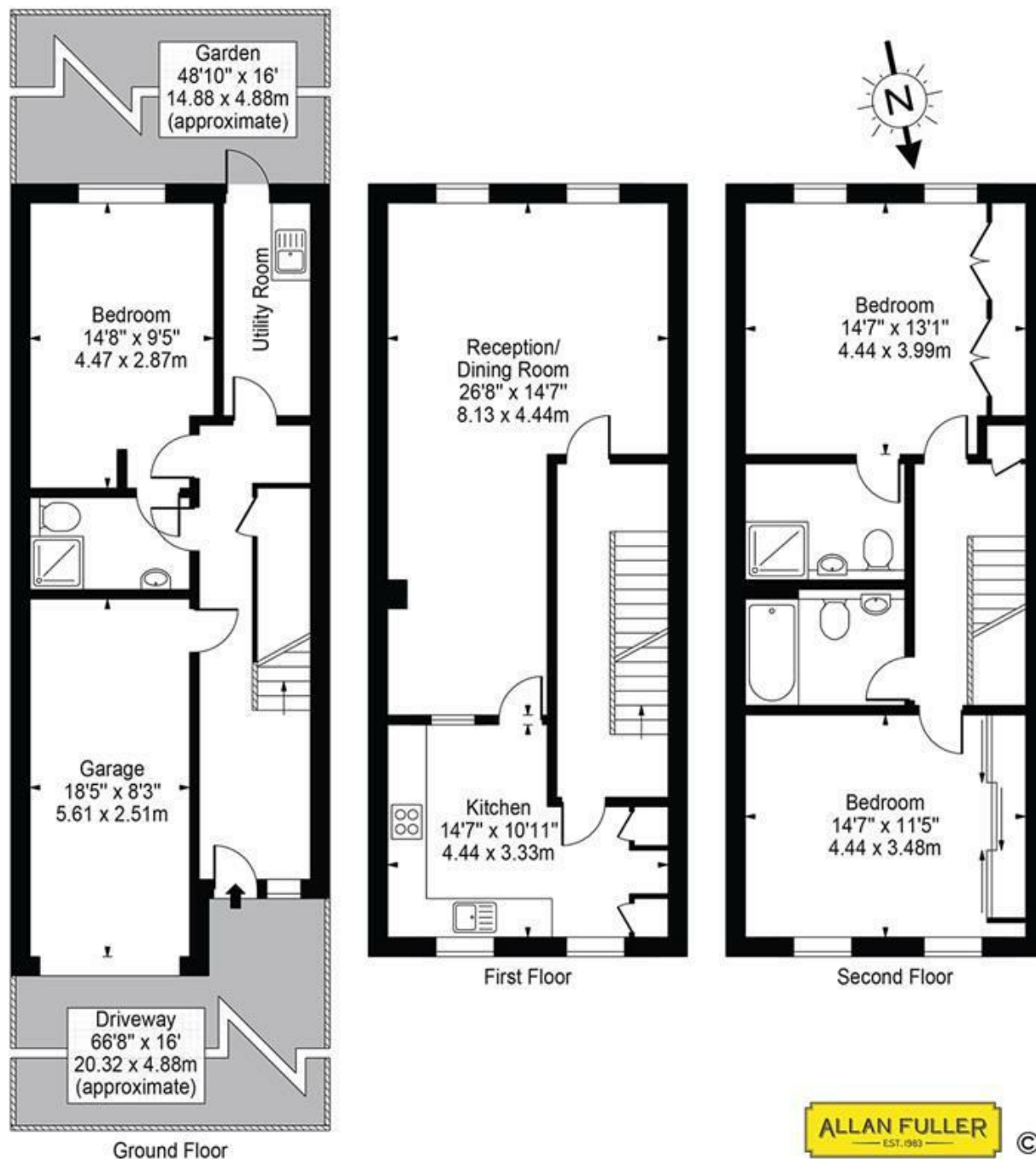


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Approx. Total Internal Area 1643 Sq Ft - 152.64 Sq M

(Including Garage)

Approx. Gross Internal Area Of Garage 152 Sq Ft - 14.08 Sq M



For Illustration Purposes Only - Not To Scale Floor Plan by Mira Nikolova Photography

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With regards to any information supplied by us in relation to lease, ground rent and service charge it is essential that you have this information checked by your solicitor. We have transmitted information supplied to us by the vendor of the property but we have not been able to inspect the lease to check its accuracy. Please note that we have not tested any of the equipment or utilities at this property, nothing in these particulars shall be deemed a statement that the property is in good condition or otherwise nor that any of the services or facilities are in good working order. Measurements are approximate they were taken with a sonic tape, are as accurate as possible and usually measured from the widest point of any room. Description provided herein represents the opinion of the author, is given in good faith but should not be constructed as statements of fact. The particulars and photograph are for guidance only.