



GARRATT LANE, SW17 0GS

Asking Price £325,000

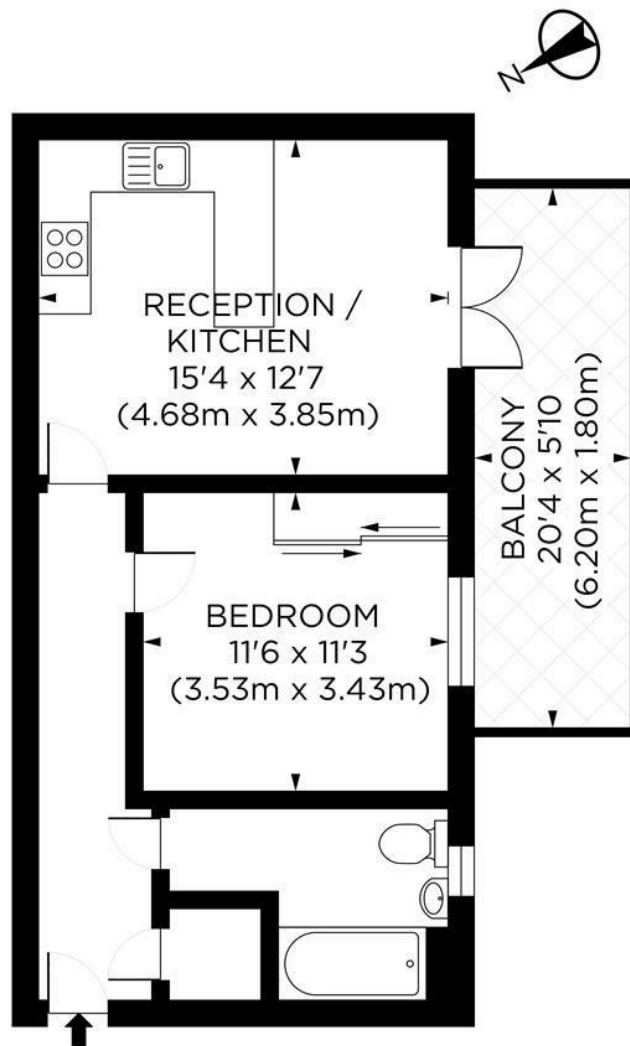
A spacious, bright and airy, modern one-bedroom apartment set on the ground floor of this popular development called Odyssey House. This very well-presented apartment benefits from a south-facing open plan reception which incorporates a fully fitted kitchen with integrated appliances. Leading from the reception is the patio which provides private outdoor space. The 3 piece bathroom is found off the entrance hallway and a large bedroom with plenty of storage completes the apartment. Odyssey House, situated on Garratt Lane, is perfectly located for access to Tooting Broadway Tube (Northern Line), St George's Hospital and a selection of stylish amenities along Tooting High Street. In addition, there is storage for bikes and no onward chain. Leasehold. Please see the virtual tour provided: <https://my.matterport.com/show/?m=9LUMnbVq2YQ>.



www.maalems.co.uk
 Earlsfield & Wandsworth Office
 344 Garratt Lane
 Earlsfield, London SW18 4EL
 T: 020 8875 9200
earlsfield@maalems.co.uk

Registered in England & Wales No. 5585458





GROUND FLOOR

2 Odyssey House, 844 Garratt Lane SW17
Gross Internal Area 495 sq ft/46 sq metres
c photosandfloorplans.com



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	82	82
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales EU Directive 2002/91/EC		
Environmental Impact (CO ₂) Rating		
	Current	Potential
Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A	88	88
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not environmentally friendly - higher CO ₂ emissions		
England & Wales EU Directive 2002/91/EC		

For an instant or face to face valuation, please scan the QR code:



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