



Lansdowne Road, Wimbledon, SW20 8AP

Guide Price £675,000 Leasehold

Introducing Lansdowne Road...

A very well presented 2 bedroom, 2 bathroom apartment on the raised ground floor of this purpose built block of flats in Lansdowne Road which is sold to include a garage to the rear.

This most attractive apartment comprises a generous living room with doors to the balcony; a very spacious kitchen/dining room with integrated appliances and good storage; a principal bedroom with fitted wardrobes and an en-suite bathroom; and a second bedroom with an en-suite shower room.

In addition to the garage, there is off-street parking to the rear on a first come first served basis.



Welcome to Wimbledon...

The property is situated just off Ridgway, on the favoured slopes up to Wimbledon Village and is also well placed for access into Raynes Park, with its commuter station and selection of useful shops and businesses, via a private footpath nearby. The area is also well regarded for its sporting and recreational facilities as well as for its choice of schools in both the state and private sectors. The green spaces of Wimbledon Common, Holland Gardens and Cottenham Park are within easy reach.

- **2 bedroom raised ground floor flat**
- **2 bathrooms (both en-suite)**
- **Generous living room with balcony**
- **Spacious kitchen/dining room**
- **Garage and off-street parking**
- **Leasehold with 160 years remaining on the lease**
- **Council Tax Band E**
- **Service charge approximately £2409 per annum**

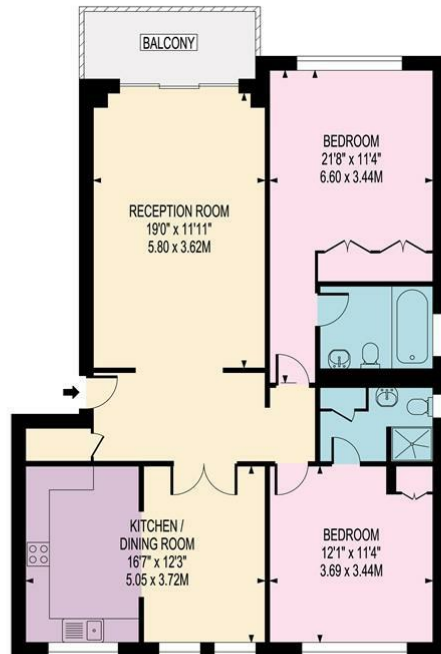
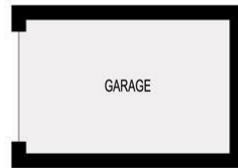


Lansdowne Road



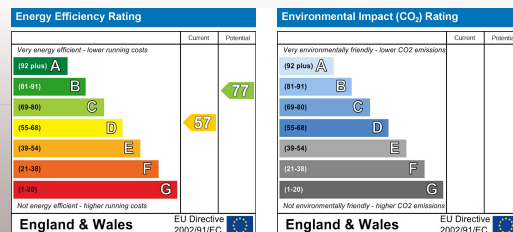


HIGH RANGE APPROXIMATE GROSS INTERNAL FLOOR AREA : 982 SQ FT- 91.20 SQ M (EXCLUDES GARAGE)



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