



**JAMES  
ANDERSON**



## FOR SALE

Enterprise Way, Putney, SW18

**£150,000**

25% Shared Ownership

**\*\*Shared equity\*\*** This beautifully presented 773 Sq ft two bedroom first floor flat is located in a popular purpose-built block moments from Wandsworth Park and the river Thames.

The property enjoys a bright and airy open-plan kitchen/reception room with space to dine and a private balcony overlooking communal gardens. The kitchen is fitted with contemporary units with integrated appliances, there is a good sized main bathroom and both double bedrooms benefit from built-in wardrobes.

Enterprise Way is ideally situated very close to Wandsworth Park and the river Thames with range of shops, supermarkets and cafes on the development. Wandsworth Town train station with direct access to Waterloo is only a very short walk away.

Leasehold years remaining **\*\*awaiting confirmation\*\***

EPC Rating C

Council Tax Band F

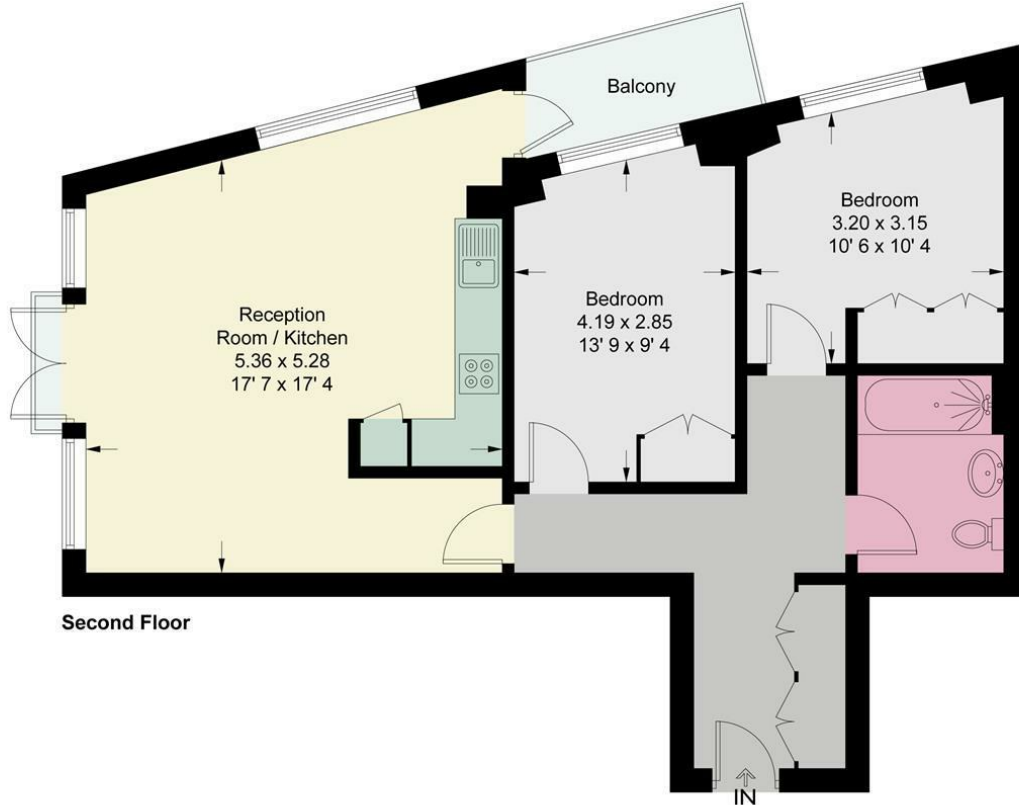


OPEN 7 DAYS A WEEK • Weekdays until 9pm • Weekends until 5pm

**0208 785 4400**

# Enterprise Way

Approximate Gross Internal Area = 773 sq ft / 71.8 sq m



This plan is not to scale and must be used as layout guidance only. All measurements and areas are approximate and should not be relied upon to provide accurate information. This plan must not be relied upon when making property valuations, design considerations or any other such relevant decisions. We accept no responsibility or liability (whether in contract, tort or otherwise) in relation to any loss whatsoever arising from or in connection with any use of this plan or the adequacy, accuracy or completeness of it or any information within it.



Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

Environmental Impact (CO <sub>2</sub> ) Rating		
	Current	Potential
<i>Very environmentally friendly - lower CO<sub>2</sub> emissions</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
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<i>Not environmentally friendly - higher CO<sub>2</sub> emissions</i>		
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