



JAMES
ANDERSON



FOR SALE

£850,000

Upper Richmond Road, London, SW15

Set within an attractive modern development on Upper Richmond Road, this immaculate ground floor apartment offers over 1150 Sq ft of beautifully presented living space, combining contemporary style with everyday practicality.

The heart of the home is a spacious open-plan living/dining area that flows seamlessly into a sleek, fully integrated modern kitchen featuring integrated appliances and quartz worktops. Floor-to-ceiling glazed UPVC doors open directly onto a private landscaped garden which faces south, creating a highly desirable indoor-outdoor connection.

There are three well-proportioned bedrooms, including a family shower room and a generous principal suite with built-in storage and En-suite bathroom. Every inch of this property has been thoughtfully dressed and maintained to an exceptional standard.

Additional highlights include designated off-street parking, access to landscaped communal gardens, and excellent transport links from nearby Putney and Barnes stations.



Three bedrooms



Two bathrooms, spacious En-Suite bathroom



Large reception room, amazing space for entertaining



Fully equipped modern kitchen, quartz worktops and integrated appliances



EPC rating B, Council tax band F, Share of freehold



Private south facing garden and communal garden



Designated off-street parking for one vehicle



Spacious lateral living, 1163 Sq ft, ground floor



Immaculate condition



Low service charges, a well maintained building



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

0208 785 4400

Upper Richmond Road

Approximate Gross Internal Area = 1163 sq ft / 108 sq m
(Excluding Store)
Store = 19 sq ft / 1.8 sq m



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Ground Floor

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	
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
81		82	
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating			
	Current	Potential	
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(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	

