



JAMES
ANDERSON



FOR SALE

Tangley Grove, Putney, SW15

This stylish and fully renovated one double bedroom flat is ideally located in the desirable Tangley Grove area of Putney, offering a perfect blend of modern living and green surroundings.

Freshly decorated throughout, the property features a brand-new kitchen with contemporary fittings and ample storage, a sleek new bathroom, and a spacious lounge that opens onto a private balcony — perfect for enjoying views of the surrounding greenery.

The generous double bedroom is bright and well-proportioned, making it ideal for singles or couples alike. Situated on a peaceful residential development, the flat is within easy reach of Putney, Wimbledon, Barnes, Richmond or East Sheen while offering excellent transport links, and scenic outdoor spaces including Putney Heath, Wimbledon Common and Richmond Park.

The property is fully compliant with all current landlord safety and legal regulations, making it an excellent choice for both owner-occupiers and investors.

Offered in move-in ready condition, this flat is a must-see for anyone seeking a stylish home in a vibrant London location.

£165,000

By Auction



One Double Bedroom Refurbished Apartment



Three Piece Bathroom Suite



Spacious Lounge With Direct Access To Balcony



Fitted Kitchen



EPC Rating - C



Easy Access To Transport Links



Within Easy Reach Of Roehampton University



Moments From Richmond Park & Wimbledon Common



Quiet & Peaceful Location



Immediate 'Exchange Of Contracts' Available Being sold via 'Secure Sale'



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

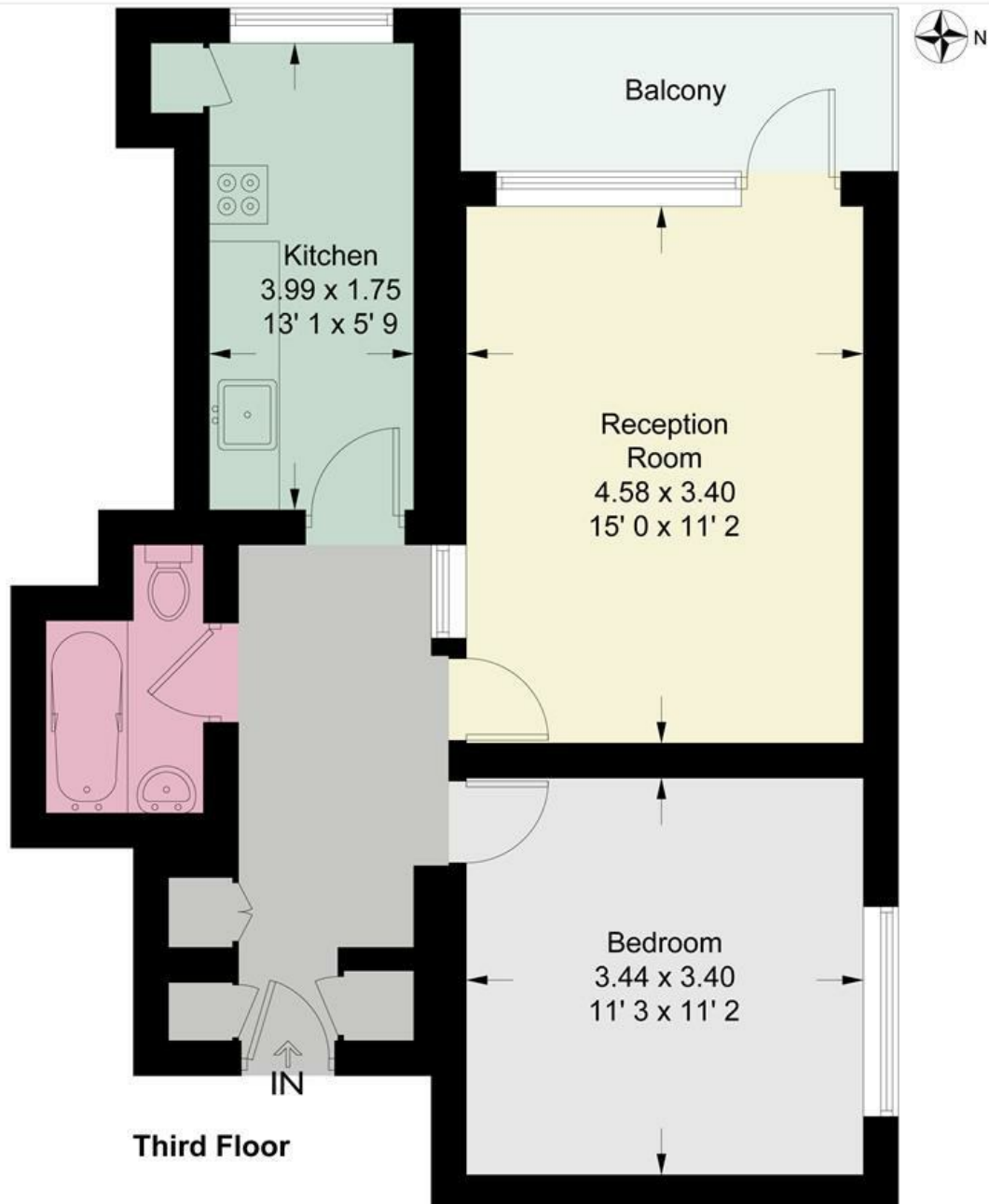
020 8788 6611

Finchdene House

Approximate Gross Internal Area = 542 sq ft / 50.4 sq m



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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		79	79
(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			
(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	

