



JAMES
ANDERSON



FOR SALE

£465,000

Dromore Road, London, SW15

A very spacious and well presented one bedroom flat on the first floor of this stunning detached period property on Dromore Road. The flat is well laid out, presented in outstanding condition and offers a large and open plan kitchen/ reception room with high ceilings. Large double bedroom, fitted wardrobes and a modern bathroom. There are pretty communal gardens and some off street parking available on a first come first served basis. To be sold with a share of the freehold.

Cadbury House is a well kept converted Edwardian property which retains many period features including the original Dutch Gable and Turreted corner. Situated moments from West Hill offering easy access into central Putney with its array of shops, bars, restaurants and transport links and the A3.

-  One Large Double Bedroom
-  Modern Bathroom
-  Open Plan Reception Room, High Ceilings
-  Modern Fitted Kitchen
-  EPC Rating - C
-  Excellent Transport Links
-  Outstanding Local Schools
-  Off Street Parking Available
-  Shared Garden, 541 Sq Ft
-  Share of Freehold





First Floor

Cadbury House

Approximate Gross Internal Area = 541 sq ft / 50.3 sq m

Not to scale, for guidance only and must not be relied upon as a statement of fact
 All measurements and areas are approximate only and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice

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			
England & Wales	EU Directive 2002/91/EC	79	83

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			
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