



**JAMES
ANDERSON**



FOR SALE

£350,000

320 Upper Richmond Road West, London, SW14

An extremely well presented one bedroom apartment with off street parking offered for sale in immaculate condition and situated in the heart of the Town Centre. The property provides a beautifully presented living room, open plan to the modern fully fitted kitchen, a good size double bedroom and a large modern bathroom suite. Further benefits include an allocated secure parking space to the rear of the building, a bike store, a share of freehold and no onward chain. The property is ideally located for the extensive shopping and leisure amenities of East Sheen including Waitrose, a several gastro pubs, restaurants, and coffee shops together with bus routes giving access to Richmond, Putney, Barnes, and Hammersmith. Mortlake station is within walking distance with direct access to London Waterloo. Richmond Park is of course also within easy reach.

Council Tax Band: C

Service Charge: £1,000 per year

Ground Rent: £0

-  One Double Bedroom
-  Mortlake Station (Zone 3)
-  One Bathroom
-  Modern Development
-  Kitchen With Appliances
-  Central East Sheen Location
-  Open Plan Living Area
-  Gated Off-Street Parking
-  Share of Freehold | EPC C | Council Tax C
-  No Onward Chain



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

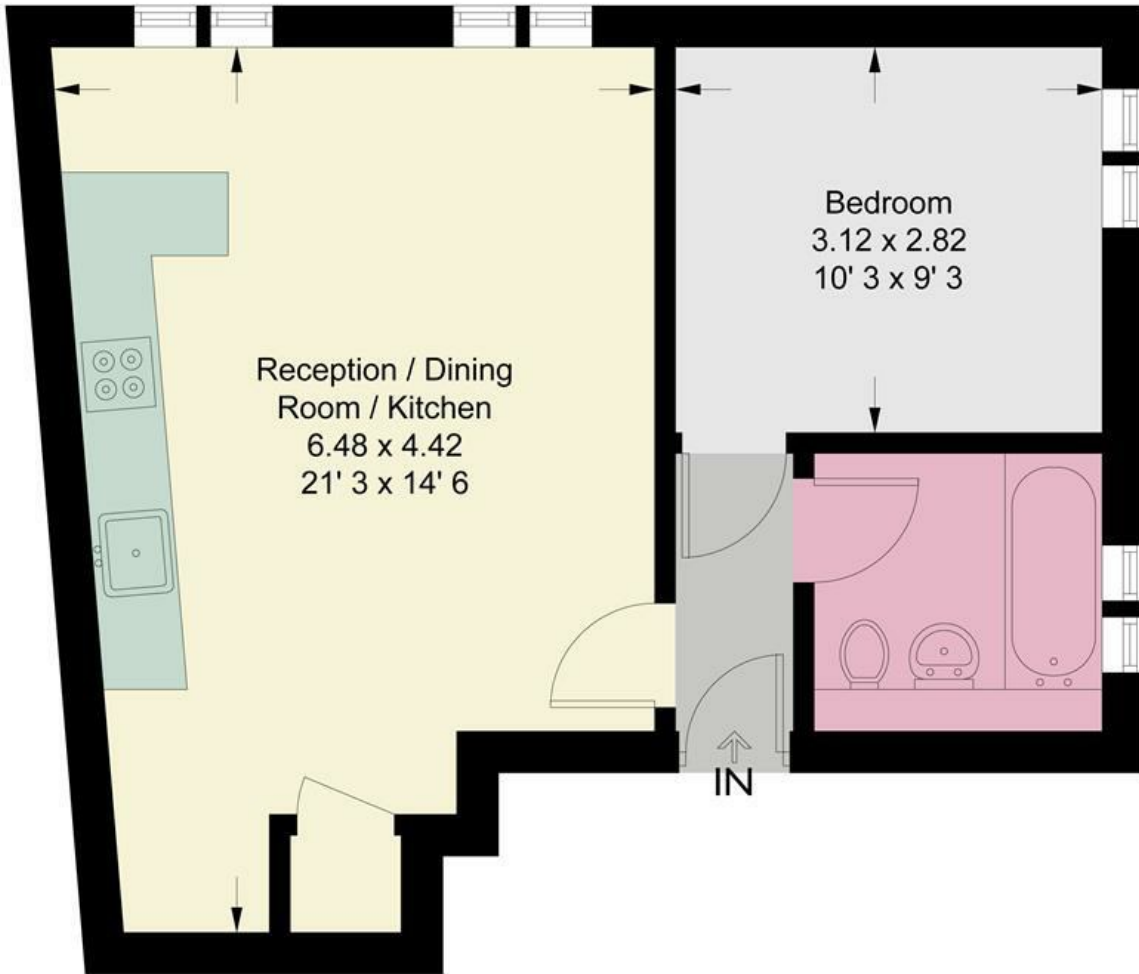
020 8876 6611

Upper Richmond Road West

Approximate Gross Internal Area = 441 sq ft / 41 sq m



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First 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			
		73	85
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		

