JAMES ANDERSON

FOR SALE   £585,000

231 Upper Richmond Road West, London, SW14

A spacious and well-proportioned two double bedroom flat situated on the second floor (top) of this highly sought after block moments from all the boutique cafes, shops and amenities of Sheen High Street . This elegant apartment exudes natural light and retains many of its period features, with high ceilings and beautiful feature fireplaces creating a wonderful living space with a warm and inviting feel. On entering the property there is a large hallway with original panelling that leads to an elegant reception room. There are two double bedrooms, one family bathroom and a large open plan kitchen/dining room. There is also the benefit of well maintained communal gardens with bike storage at the rear. This property is very centrally located, ideal for all of the amenities of East Sheen village and Mortlake train station, as well as being a short walk to Richmond Park.

Please be advised this property is subject to additional service charge payments for future repairs
Service charge: £2,000 per year (approx)
Tenure: leasehold
Ground rent: £100 per year

- Two Double Bedrooms
- One Bathroom
- 16ft Reception Room
- New Kitchen
- Leasehold | EPC D | Council Tax Band

- Mortlake Train Station
- Excellent Local Primary Schools
- Period Mansion Apartment
- No Chain
- In Excess of 1,000 SQft
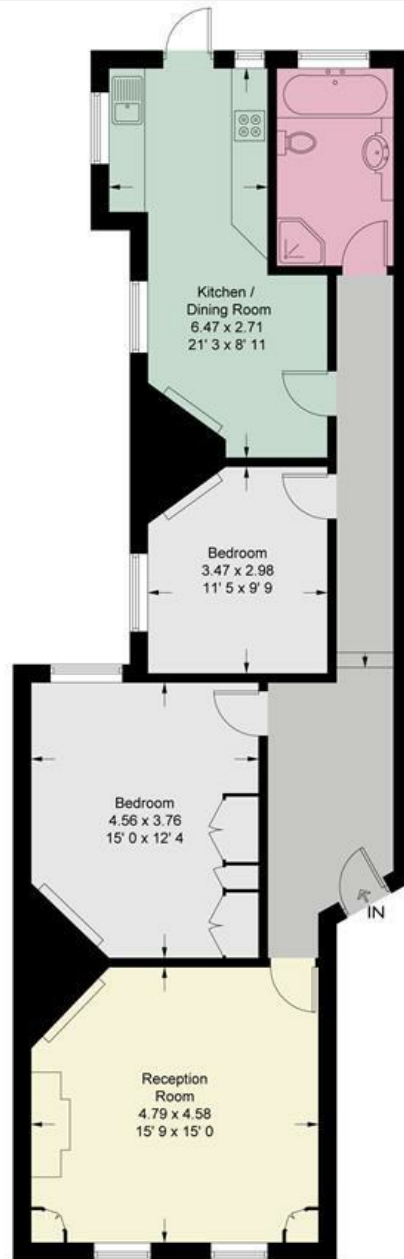

OPEN 7 DAYS A WEEK • Weekdays until 9pm • Weekends until 5pm   020 8876 6611

Sheengate Mansions

Approximate Gross Internal Area = 1002 sq ft / 93.1 sq m

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Kitchen /
Dining Room
6.47 x 2.71
21' 3 x 8' 11

Bedroom
3.47 x 2.98
11' 5 x 9' 9

Bedroom
4.56 x 3.76
15' 0 x 12' 4

IN

Reception
Room
4.79 x 4.58
15' 9 x 15' 0

Second 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	55	64
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

England & Wales EU Directive 2002/91/EC

Environmental Impact (CO₂) Rating

	Current	Potential
Very environmentally friendly - lower CO2 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 CO2 emissions		

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