

JAMES
ANDERSON

Holford Way
London SW15
Guide Price £400,000



Holford Way
London SW15

A bright and spacious two-bedroom apartment in the sought-after Queen Mary's House, presented in excellent condition throughout.

The property comprises two good-sized bedrooms, with the main bedroom benefiting from an en suite, while the second bedroom has direct access to a private, west-facing balcony that floods the room with fantastic natural light. There is also a family bathroom and a generous open-plan kitchen, dining and reception room, providing a great space for both day-to-day living and entertaining. The apartment also benefits from plenty of built-in storage, a secure, allocated, underground parking space, and access to a residents-only on-site gym, which is fully included within the service charge.

Peace of mind and convenience are central to the development, which features a dedicated on-site estate management office that is actively manned during working hours. Additionally, the property itself has recently been refreshed throughout, including new carpets, full redecoration of the walls and doors, new door handles, taps and shower fittings, new light fittings, and new switches and sockets.

The location is a real highlight, with Richmond Park, Putney Heath and Wimbledon Common all close by, offering plenty of green open space for walking, running and cycling. The popular areas of Barnes, Putney and Wimbledon are also within easy reach, with a good selection of shops, cafés, restaurants and pubs nearby.

For commuters, Barnes railway station is approximately a 15-minute walk away, providing National Rail services towards Clapham Junction and Waterloo. There are also bus services close to the development, providing easy access towards Putney, Barnes, Richmond and Hammersmith.

With its combination of spacious accommodation, sunny west-facing balcony, excellent local amenities and access to some of south-west London's best green spaces, this is a well-presented apartment in a very convenient location.

Some photos have been AI generated.


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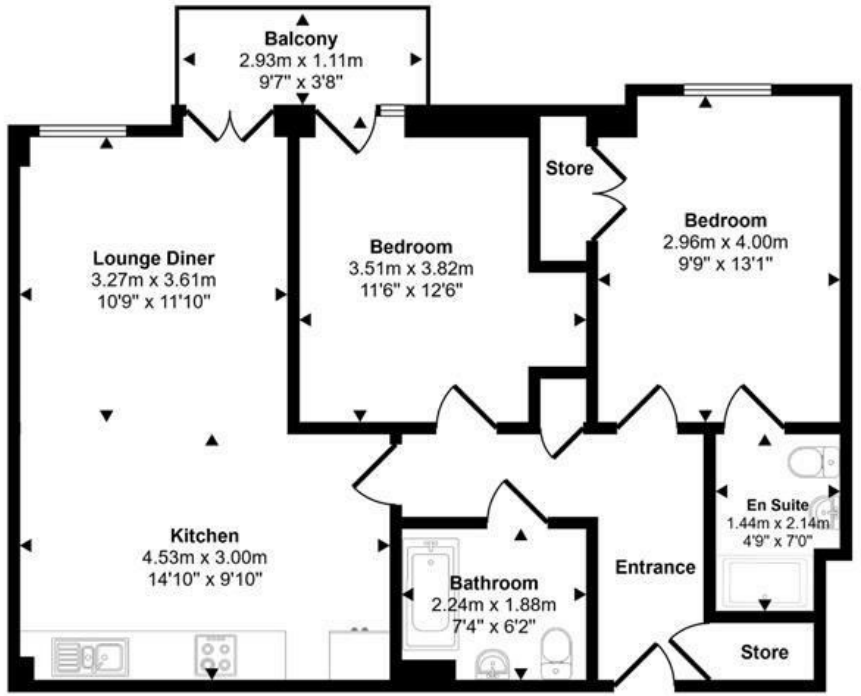

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Queen Mary's House , SW15

Approx Gross Internal Area
69 sq m / 745 sq ft



Floorplan

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This floorplan is only for illustrative purposes and is not to scale. Measurements of rooms, doors, windows, and any items are approximate and no responsibility is taken for any error, omission or mis-statement. Icons of items such as bathroom suites are representations only and may not look like the real items.

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