



 RAMPTON
BASELEY

ALLFARTHING LANE / SW18

Allfarthing Lane / SW18

A SMART TWO BEDROOM FIRST FLOOR APARTMENT NEUTRALLY DECORATED THROUGHOUT BENEFITING FROM HIGH CEILINGS AND FLOODED WITH NATURAL LIGHT.

This property has its own private entrance and with lateral space comprises a bright reception room, spacious kitchen/breakfast room, large double bedroom, smaller double bedroom and a bathroom with shower over the bath.

The property is situated on the corner of Allfarthing Lane and Pentland Street and is located 15-minute walk to Wandsworth Town (B.R) station and approximately 10-minute walk to the shops and amenities of Southside shopping centre.

EPC Rating: D | Council Tax Band: C



**TWO DOUBLE BEDROOMS |
RECEPTION ROOM | FITTED KITCHEN |
SPACE FOR DINING | MODERN
BATHROOM | FURNISHED**



ALLFARTHING LANE
WANDSWORTH
LONDON SW18

APPROXIMATE INTERNAL FLOOR (LIVING) AREA
780 SQ.FT / 72.5 SQ.M.



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This plan is proportionally correct, but not to a given scale, and is 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.
Where a room has a sloping ceiling, the dotted line marks 1.5m height, and the measurements are shown at floor level.

IMPORTANT: We would like to inform prospective purchasers that these sales particulars have been prepared as a general guide only. A detailed survey has not been carried out, nor the services, appliances and fittings tested. Room sizes should not be relied upon for furnishing purposes and are approximate. If floor plans are included, they are for guidance purposes only and may not be to scale. If there are any important matters likely to affect your decision to buy, please contact us before viewing the property.



ALL STATEMENTS CONTAINED IN THESE PARTICULARS AS TO THIS PROPERTY ARE MADE WITHOUT RESPONSIBILITY ON THE PART OF RAMPTON BASELEY ESTATE AGENTS

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