

Clifton Road, Wimbledon Village

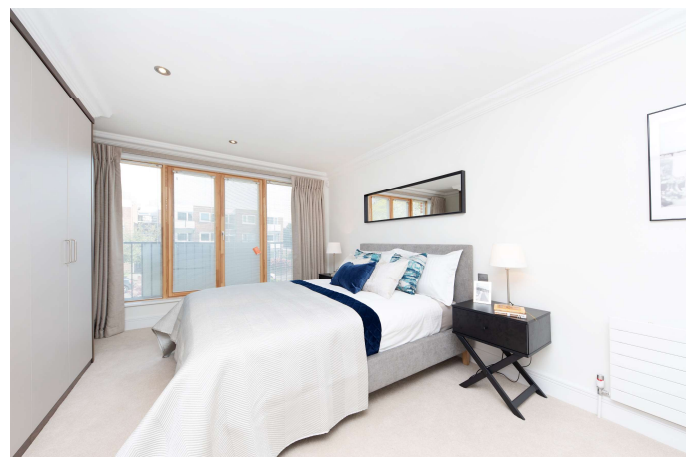
£1,850,000 Share of Freehold

A stunning recently built luxury high specification apartment with two bedrooms and two bathrooms occupying the whole ground floor of this select building having a large private patio leading onto the tranquil shared garden. Situated in the highly sought after position just a 100 m of the common and convenient for Wimbledon Village high street and having the commuter station and transport links nearby.

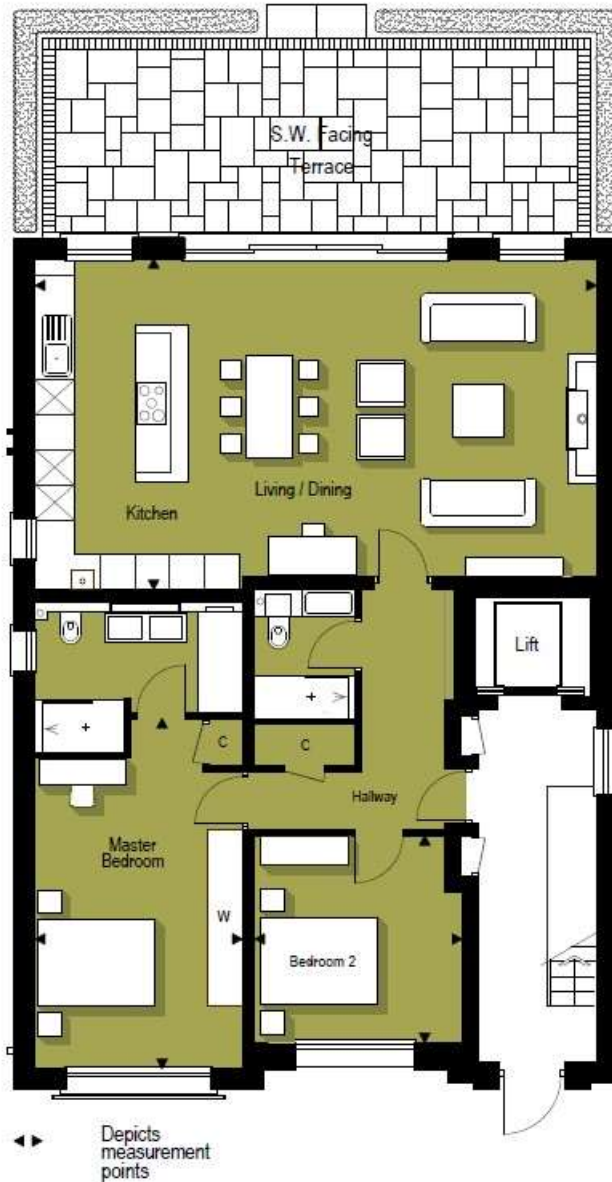
- Large Reception Room with 30'x11' South Facing Private Patio
- Two Bedrooms
- Two Bathrooms
- High Quality Specification
- Luxury Fitted Kitchen with Siemens and Bosch Appliances
- Tranquil South West Facing Shared Garden
- Own Parking Space with provision for Electric Car Charger
- Lift
- 1,209 sq ft / 112.32 sq m.
- Share of Freehold plus 993 years Lease
- Council Tax band F
- EPC B
- Service Charge budget 2024/2025 £4,120 per annum
- EPC rating: B
- Council Tax Band: F

Other important information which you will need to know about this property can be found at [hawesandco.co.uk](https://www.hawesandco.co.uk)









Total Apartment Area	112m²	1209ft²
Kitchen + Living / Dining	9.6 x 5.7m	31'6" x 18'8"
Master Bedroom	6.0 x 3.6m	19'8" x 11'10"
Bedroom 2	3.6 x 3.6m	11'10" x 11'10"

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