



TANKERVILLE ROAD, SW16
OFFERS IN EXCESS OF £475,000 SHARE OF FREEHOLD

A SPACIOUS MAISONETTE WITH GARDEN AND GARAGE CLOSE TO STREATHAM COMMON

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DESCRIPTION:

Discover this charming maisonette located in Wilmington Court on Tankerville Road. This spacious home offers a perfect blend of comfort and functionality. The property features a bright and airy reception room with large windows that flood the space with natural light, and a well-appointed kitchen with ample storage and workspace.

You'll find two generously sized bedrooms, providing plenty of room for family living. The property also includes a modern shower room and a convenient additional WC. A standout feature of this home is the expansive conservatory, which offers a versatile space for dining or relaxing while overlooking the beautifully landscaped rear garden.

Further benefits include a private garage, a home office space and off-street parking, ensuring both convenience and security. Positioned in a sought-after location, this property is within easy reach of local amenities, schools, and excellent transport links, making it an ideal home for families and professionals alike.

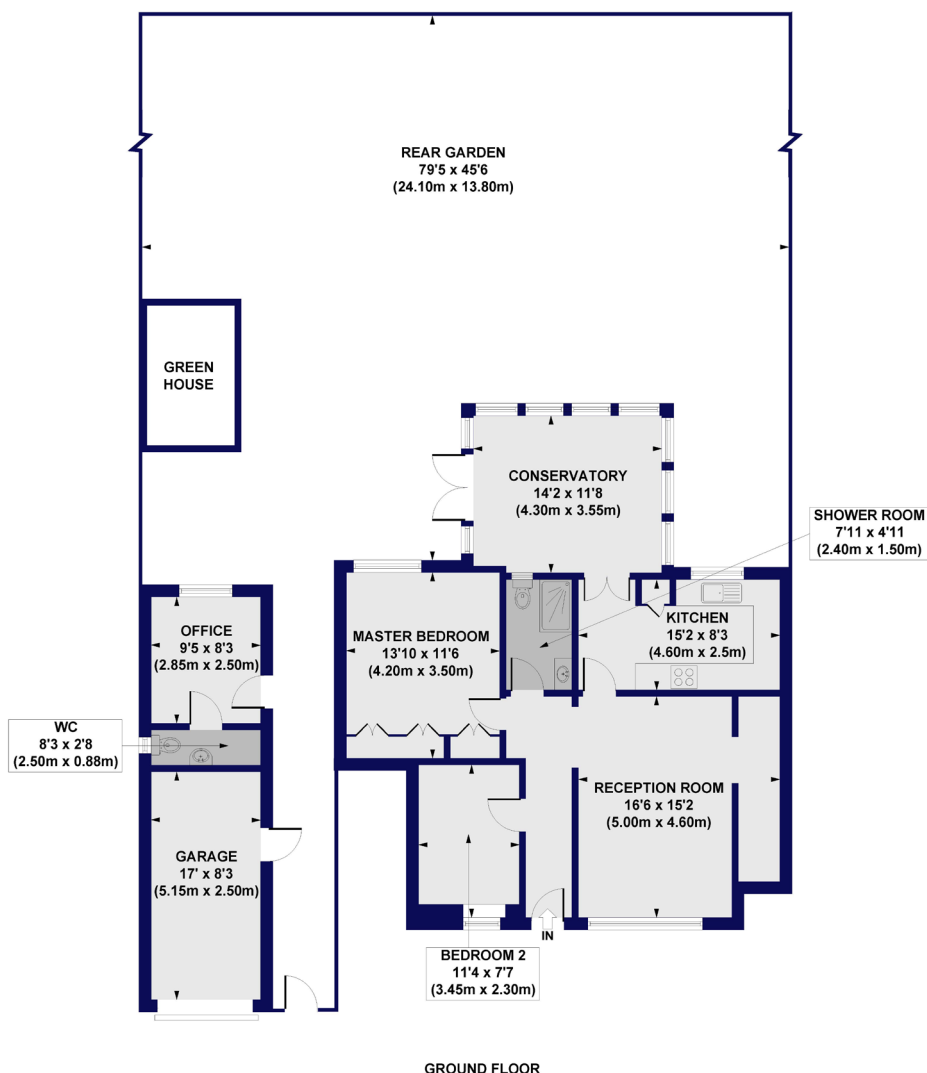




Wilmington Court, Tankerville Road, SW16

Approx. Gross Internal Floor Area 1162 sq. ft / 107.97 sq. m (Including Garage & Office)

Approx. Gross Internal Floor Area 917 sq. ft / 85.21 sq. m (Excluding Garage & Office)



All measurements of walls, doors, windows, fittings and appliances, including their size and location, are shown as standard sizes and do not constitute any warranty or representation by the seller, their agent or CP Creative. Any intending purchaser must satisfy himself by inspection or otherwise as to the correctness of the information contained in these plans. This plan is for illustrative purposes only and should be used as such by any prospective purchasers.

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This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		
(69-80)	C	73	78
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

Tenure: Share of Freehold

Term: 978 year and 10 months

Service Charge: £150 per annum

Council Tax Band: C

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

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