



**41 SHELDRIK CLOSE, COLLIERS WOOD,
LONDON, SW19 2UG**

Price £375,000 Leasehold



CHRISTOPHER ST. JAMES
Established 1976

Residential / Commercial / Land & Development

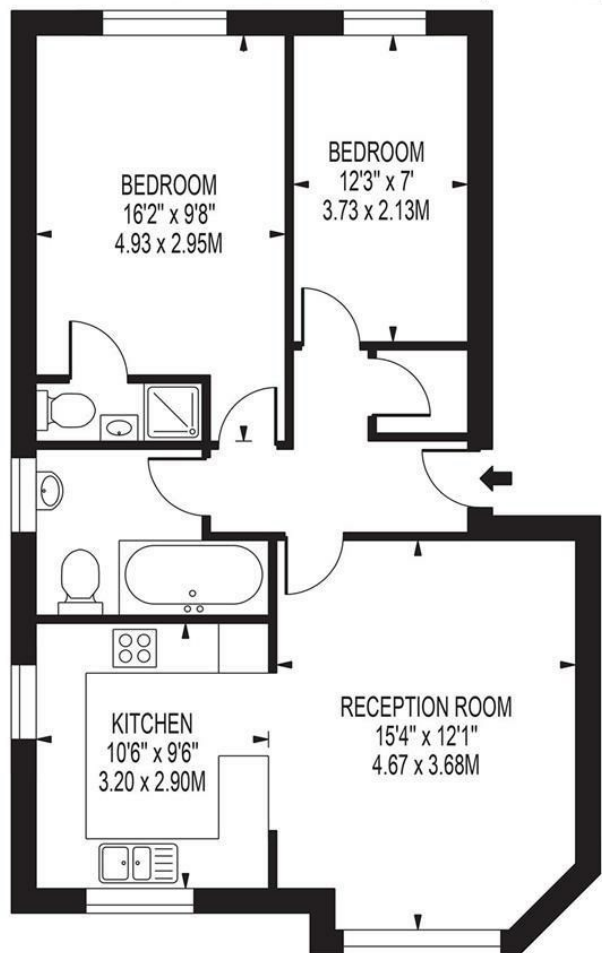
020 8296 1270

www.csj.eu.com

info@csj.eu.com

SHELDRIK CLOSE

APPROXIMATE GROSS INTERNAL FLOOR AREA: 647 SQ FT - 60.15 SQ M



FOR ILLUSTRATION PURPOSES ONLY

THIS FLOOR PLAN SHOULD BE USED AS A GENERAL OUTLINE FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE IN WHOLE OR IN PART AN OFFER OR CONTRACT.
ANY INTENDING PURCHASER OR LESSEE SHOULD SATISFY THEMSELVES BY INSPECTION, SEARCHES, ENQUIRIES AND FULL SURVEY AS TO THE CORRECTNESS OF EACH STATEMENT.
ANY AREAS, MEASUREMENTS OR DISTANCES QUOTED ARE APPROXIMATE AND SHOULD NOT BE USED TO VALUE A PROPERTY OR BE THE BASIS OF ANY SALE OR LET.

DESCRIPTION

A very well presented two bedroom, two bathroom second floor flat located close to Colliers Wood underground station, tramlink and bus stops

LEASE

Remaining lease is 93 years

LEASE

Ground rent: £10 per annum

Service Charge £1,000 per annum

VIEWINGS

Viewings available daily

Please contact our residential team on 020 8296 1270 alternatively by email

info@csj.eu.com



THE SMALL PRINT

Christopher St James, our clients and any joint agents give notice that:

- 1) They have no authority to make or give any representations or warranties in relation to the property. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact.
- 2) Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building, regulation or other consents and Christopher St James have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.

Christopher St James
61 High Street Colliers
London
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