



66 FAIRFIELD STREET, WANDSWORTH,
LONDON, SW18 1DY

Offers In Excess Of £1,000,000 Freehold



CHRISTOPHER ST. JAMES
Established 1976

Residential / Commercial / Land & Development

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Description

Freehold consented development opportunity for sale.

The existing property is mixed use with commercial space at ground floor and residential above, vacant for a number of years the property is in poor condition

Planning is granted for extension and conversion of the existing to create commercial at ground floor with 3 residential units, a further application was made and pending a decision imminently for complete demolition and construction of a new 4 storey building including basement comprising office / retail space and 4 x flats above

Location

The property occupies a highly convenient and prominent position just moments from Wandsworth Town Station, which provides fast, direct services to Clapham Junction, Vauxhall and London Waterloo, putting the West End, the City and key employment hubs within easy reach.

Very well situated between the popular riverside and town centre, within a short walk of the Ram Quarter, Southside Shopping Centre and Old York Road, offering a wide choice of cafés, restaurants, gyms, supermarkets and leisure facilities. Nearby green spaces, including King George's Park and Wandsworth Common, add to the area's appeal for residents, while significant public realm and transport upgrades are further enhancing Wandsworth Town's reputation as a vibrant, desirable place to live, work and invest.

Dataroom

Details on both planning applications can be found in the dataroom on our website

Access code: zodiac

Terms

Offers in excess of £1,000,000 are invited

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.