



Dover House Road, Putney  
**£725,000**

**Summary**

About the property: Brinkley's Estate Agents are delighted to offer this four bedroom family home to the market. The property comprises an entrance hall with downstairs WC, front reception room/bedroom, a stunning open plan, kitchen/living space with bi folding doors leading to the private rear garden, extending over 35 feet. The first floor offers two good sized bedrooms and a family bathroom, while the top floor offers a further double bedroom. The property is offered with no onward chain.

Location: Dover House Road is a residential street fronting a communal green within the popular Dover House Conservation Area. The house is a stone's throw from the 430 bus stop with a frequent service to Putney High Street (9



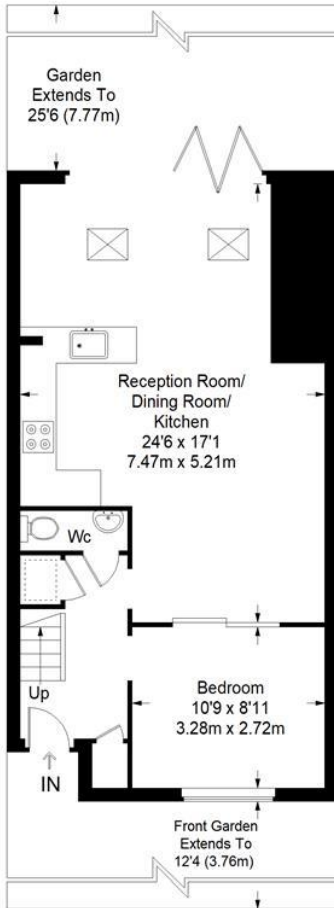
These particulars are intended to give a fair description of the property but their accuracy cannot be guaranteed, and they do not constitute an offer of contract. Intending purchasers must rely on their own inspection of the property. None of the above appliances/services have been tested by ourselves. We recommend purchasers arrange for a qualified person to check all appliances/services before legal commitment.

minutes) and its shops, bars, restaurants and mainline rail station. Barnes station is also only a short walk from the property and there is easy access to an abundance of green spaces and parks, with Putney Heath less than half a mile away and Wimbledon Common and Richmond Park close by.

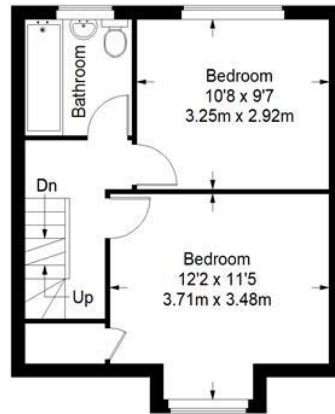
How to view: Please contact our Wimbledon Hill office on 0208 944 2918, Wimbledon Park office on 0208 879 3718 or our Putney office on 0208 785 3652 for more information or to book a viewing. We are open from 8:30am - 7pm Monday to Friday and 9am - 6pm on weekends.



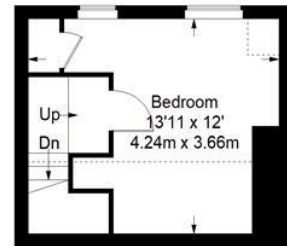
## Dover House Road




Ground Floor = 570 sq ft



First Floor = 337 sq ft



Second Floor = 168 sq ft

 = Reduced headroom below 1.5 m / 5'0

Approximate Gross Internal Area  
 GROUND FLOOR = 570 sq ft / 52.95 sq m  
 FIRST FLOOR = 337 sq ft / 31.31 sq m  
 SECOND FLOOR (Excluding Reduced Headroom) = 108 sq ft / 10.03 sq m  
 (Reduced Headroom) = 60 sq ft / 5.57sq m  
 Total = 1075 sq ft / 99.87 sq m



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID357409)

