

# For Sale

**LANDWOOD**  
**GROUP**



Land at the rear of Granard Avenue, London, SW15 6HH

## 0.14 Acre Site with Planning London

- 0.14 acre site
- Available with Vacant Possession
- Planning permission for 4no 2-bedroom dwellings
- Located 7 miles outside of London with good commuter links to the city centre

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**Viewings:**

**Strictly by Appointment**

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Manchester M2 5QR

**Date Particulars — May 2019**



### Location

The subject is located 7 miles to the south west of London, close to the district of Putney and can be accessed via the A3, running from central London to Guildford and on to Portsmouth.

Putney is served by mainline South Western Railway trains to London Waterloo from Putney station, a 20 minute walk from the site and by London Underground from East Putney, a 25 minute walk.

### Description

The 0.14 acre site is located off Granard Avenue and is served via an access road. The site has planning permission for the demolition of the existing garages and construction for 4no 2-bedroom houses with ground and first floor and part basement along with a private parking space.

Planning Ref: 208/3122 Wandsworth Council.

Planning Application attached.

### Tenure Information

The premises are held under freehold title TGL470197.

Title Plan attached.

### Tenancies

Available with vacant possession.

### VAT

All figures quoted are exclusive of VAT which may be applicable.

### Legal

Each Party will be responsible for their own legal costs.

### Price

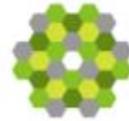
Offers over £1,500,000.

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HM Land Registry  
Current title plan

Title number **TGL470197**  
Ordnance Survey map reference **TQ2274NE**  
Scale **1:1250**  
Administrative area **Wandsworth**



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