

75 LOWER RICHMOND ROAD PUTNEY

Residential 1560 sq ft / 145 sq m. Ground Fl Commercial 392 sq ft / 34.42 sq m. Commercial Shower Block 54 sq m / 5.02 sq m. Workshop 323 sq ft / 30. sq m. Garden 355 sq ft / 32.98 sq m. Covered passage 63 sq ft / 5.85 sq m. Gated drive 410 sq ft / 38.90 sq m.



ADDRESS

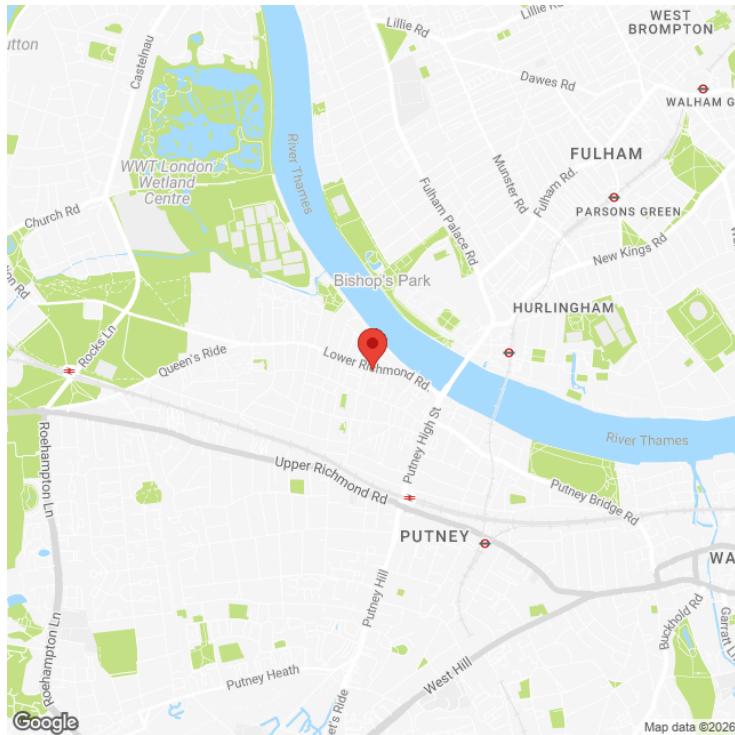
75 Lower Richmond Road
Putney
SW15 1ET

DESCRIPTION

Freehold Commercial & Residential Building with Development Potential

The property is located on Lower Richmond Road in Putney. 75 Lower Richmond Road has commercial use over ground floor with residential use on lower ground, ground and two upper floors.

Dated: 21/01/2026



SPECIFICATION

Investment Summary

Located in the highly affluent London Borough of Wandsworth

Situated close to Putney High Street and the River Thames

Residential part of the property is let on an Assured Shorthold Tenancy producing £50,400 per annum

The Commercial tenant is holding over at a rent of £29,000 per annum exclusive

Freehold

Asset management / development potential

Tenure Freehold

Price Upon application

Rates Commercial RV £13,750 Rates payable £6,861.25. Council Tax Band D

Size Residential 1560 sq ft / 145 sq m. Ground Fl Commercial 392 sq ft / 34.42 sq m. Commercial Shower Block 54 sq m / 5.02 sq m. Workshop 323 sq ft / 30. sq m. Garden 355 sq ft / 32.98 sq m. Covered passage 63 sq ft / 5.85 sq m. Gated drive 410 sq ft / 38.90 sq m.

CONTACT

Niall Christian

BSc MRICS

T 0208 332 4591

M 0778 0678 684

E niall.christian@michaelrogers.co.uk

Joshua Thompson

Trainee Surveyor

T 0208 332 4594

M 07701 086242

E joshua.thompson@michaelrogers.co.uk

Dated: 21/01/2026

The accuracy of any description, dimensions, references to condition, necessary permissions for use and occupation and other details contained herein is not guaranteed and is for general guidance only and prospective purchasers or tenants must not rely on them as statements of fact or representations and must satisfy themselves as to their accuracy. Neither Michael Rogers LLP nor any of their employees or representatives has any authority to make or give any representation or warranty or enter into any contract whatever in relation to the Property. Prices quoted in these particulars may be subject to VAT in addition. The reference to any mechanical or electrical equipment or other facilities at the Property shall not constitute a representation (unless otherwise stated) as to its state or condition or that it is capable of fulfilling its intended function. Prospective tenants/purchasers should satisfy themselves as to the fitness of such equipment for their requirements. Michael Rogers LLP is a Limited Liability Partnership registered in England (Number OC344608). Registered Office: Chapter House, 33 London Road, Reigate, Surrey, RH2 9HZ