

Florence Road Wimbledon, SW19 8TH

£1,025,000 Freehold



Brand new build. A three bedroom, three bathroom, family home with a large open plan kitchen/diner with bi-folding doors opening onto a good size private garden complete with garden room/summer house. Built to the highest of standards the property comes with a 10 year NHBC guarantee and is situated in the extremely sought after South Park Gardens area within easy reach of both the town centre and Holy Trinity School. Further benefits include a master bedroom with en-suite and walk-in-wardrobe, downstairs w/c, separate living room, utility and the property is offered to the market with the great benefit of no onward chain.

Florence Road, SW19


Approximate Gross Internal Area
Total = 140.4 sq m / 1511 sq ft




☐ = Reduced headroom below 1.5 m / 5'0"

This floor plan is for representation purposes only and is not drawn to scale. Whilst every attempt has been made to ensure its accuracy measurements are approximate only and should be checked before making any decisions reliant upon them.
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(D383456)

- Great Location
- South Park Gardens Area
- Close To Transport
- 10 Year NHBC Guarantee
- No Onward Chain
- Summer House/Garden Room

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales	EU Directive 2002/91/EC		

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(82 plus) A			
(61-81) B			
(49-60) C			
(35-48) D			
(21-34) E			
(11-20) F			
(1-10) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales	EU Directive 2002/91/EC		

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