

Grand Drive, SM4
 Approximate Gross Internal Area
 Ground Floor = 93.2 sq m / 1000 sq ft
 First Floor = 65.0 sq m / 700 sq ft
 Second Floor = 47.5 sq m / 511 sq ft
 (Including Eaves)
 Total = 205.7 sq m / 2214 sq ft



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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 (ID 292895)

Grand Drive Raynes Park, SW20 9EA



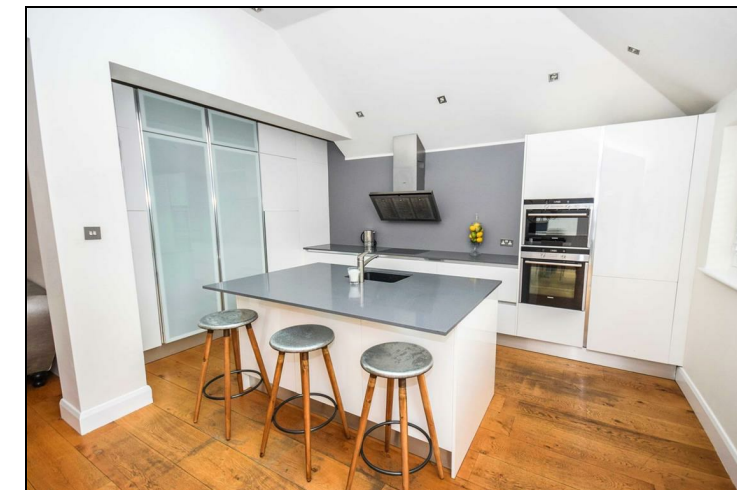
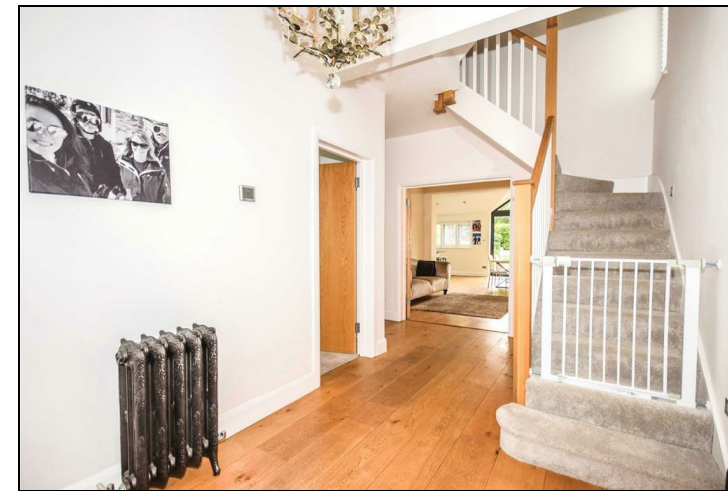
£1,100,000: Freehold

This truly stunning and spacious five bedroom, three bathroom detached house that fully extends to 2214 Sqft is located within easy access to Raynes Park and Wimbledon. Finished to exacting standards throughout, offering fantastic open plan living - incorporating modern kitchen, dining room and family room with integral appliances, wood burning stove and custom built bi folding doors over leading to the 70' by 30' landscaped rear garden, utility room, off street parking for three cars and separate front reception room.
 This incredible house is an ideal long term family home.

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Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
82	64	76	55



SPECIFICATION:

- Detached - 2214 SQFT
- Five Bedrooms & Three Bathrooms
- Fantastic 70' by 30' Rear Garden
- Close to Raynes Park/Wimbledon
- Off Street Parking For Three Cars
- Amazing Open Plan Living Space
- Finished to Impeccable Standards
- EPC Rating D

