



Green Side Views Mill Green Road, Mitcham CR4 4FQ

welcome to

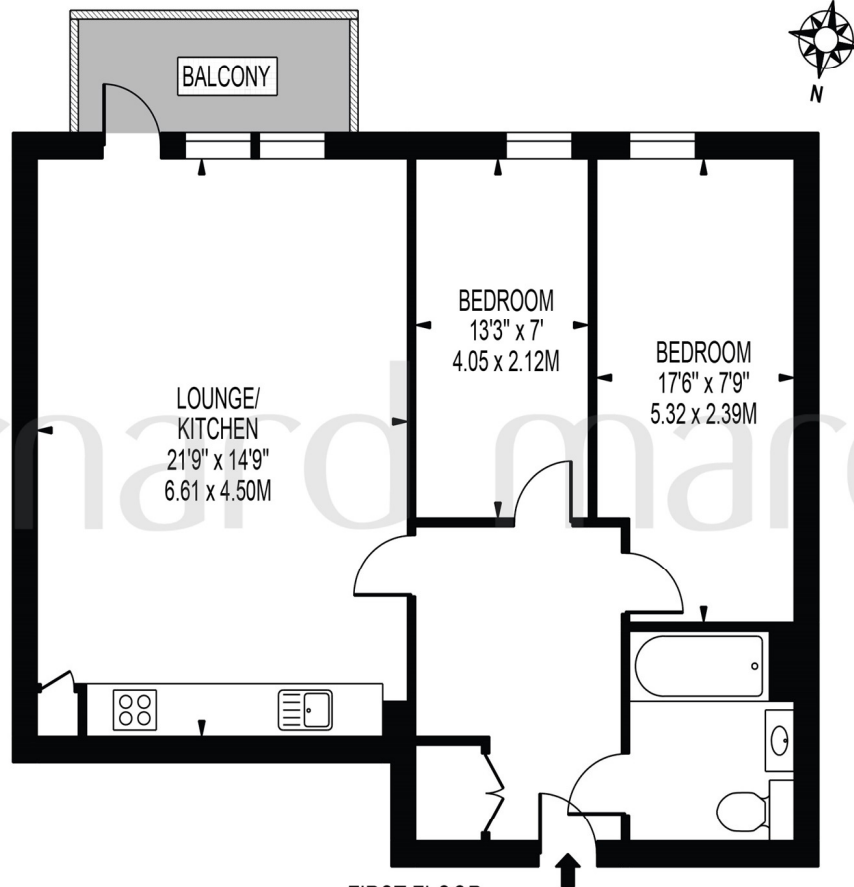
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This stunning two-bedroom new build apartment boasts a breath-taking 21ft lounge, lovely south facing private balcony and is set only minutes from Hackbridge station. Flats of this space, light and finish are rarely available with two sizeable bedrooms and a beautifully appointed bathroom suite. The open plan kitchen/reception is a desirable space to entertain friends and family, enjoying a south facing aspect allowing for light throughout the day. This in turn leads to the balcony which is private and overlooks the nearby allotment for a peaceful outlook. In the main entrance hallway there are plenty of storage options with this flat being designed with practicality in mind. Green Side Views is a small selection of purpose built flats situated in a tranquil common-side location only a short saunter from Hackbridge station and Mitcham Junction tram stop. First time buyers, please call now to reserve your open day time slot before its too late!



**GREENSIDE VIEW,
MILL GREEN ROAD, HACKBRIDGE**

APPROXIMATE GROSS INTERNAL FLOOR AREA: 708 SQ FT - 65.81 SQ M



FIRST FLOOR
FOR ILLUSTRATION PURPOSES ONLY

THIS FLOOR PLAN SHOULD BE USED AS A GENERAL OUTLINE FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE IN WHOLE OR IN PART AN OFFER OR CONTRACT.
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- STUNNING TWO BEDROOM APARTMENT
- PRIVATE SOUTH FACING BALCONY
- QUIET COMMON-SIDE LOCATION
- CLOSE TO HACKBRIDGE TRAIN STATION & MITCHAM JUNCTION TRAM STOP
- HIGH SPEC FINISH THROUGHOUT

Tenure: Leasehold EPC Rating: B

This is a Leasehold property with details as follows; Term of Lease 126 years from 01 Jan 2020. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers in excess of

£325,000



Please note the marker reflects the
postcode not the actual property

view this property online barnardmarcus.co.uk/Property/WLG105684



Property Ref:
WLG105684 - 0015

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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