

Strathearn Road, Wimbledon SW19 7LH



Guide Price £1,195,000 Freehold

A well-presented Edwardian four-bedroom family home combining period charm with modern convenience. Ideally located just a short walk from the shops and restaurants on Leopold Road and Waitrose supermarket, it also offers easy access to Wimbledon Town Centre, Wimbledon Village, and Wimbledon Park. Arranged over three floors, the accommodation includes two reception rooms, a modern open plan kitchen/dining room, and a cloakroom on the ground floor. The first floor features three double bedrooms and a bath/shower rooms, while the top floor offers a spacious main bedroom with an en-suite. The west-facing rear garden extends to approximately 65 feet, providing a lovely space for outdoor relaxation and entertaining. Chain Free. Council tax band D (Merton).

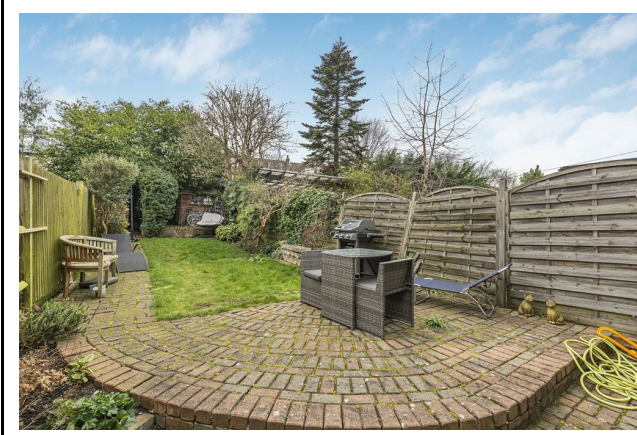
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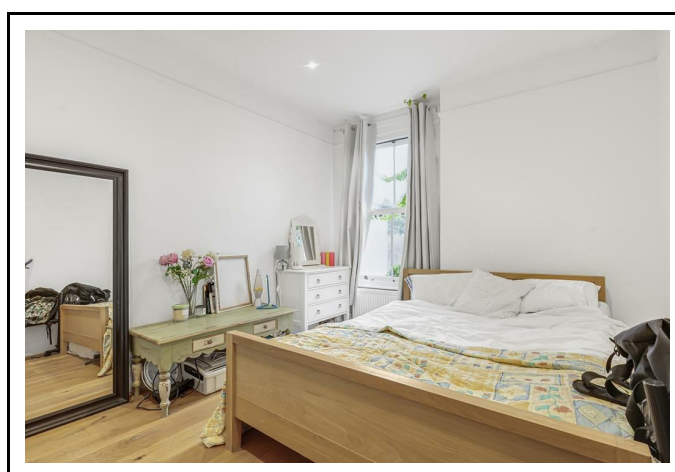
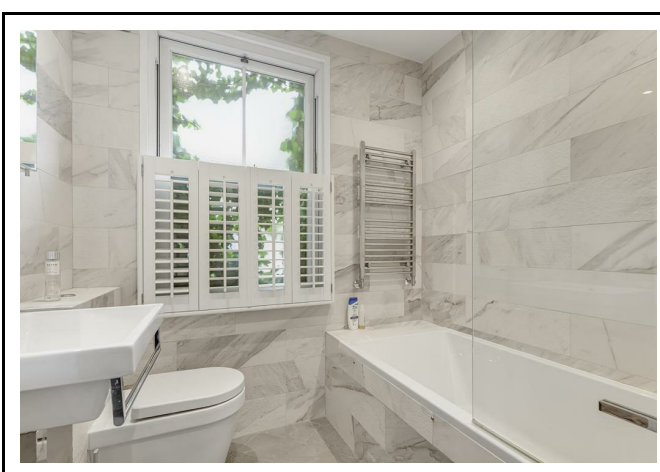
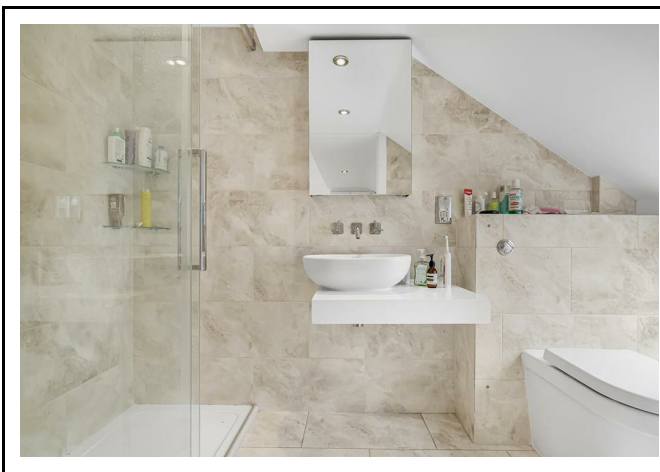
24 High Street, Wimbledon Village, SW19 5DX

- Superb Edwardian family house
- Four bedrooms
- Two bath/shower rooms with underfloor heating
- Two receptions rooms
- Open plan kitchen/family room with underfloor heating
- Beautifully presented
- Period features
- Flexible and comfortable accommodation
- Pretty westerly facing rear garden
- Convenient location for Wimbledon Town, Village and Park

Location:

The property is conveniently placed for easy access to Wimbledon Town Centre with its Mainline/District line station and its many shops, bars, restaurants and entertainment amenities. Wimbledon Park tube station is also a short walk too. There are good local shops and restaurants in Leopold Road and there is a large Waitrose supermarket close by. The area is well served by good local schools and is in the catchment for Bishop Gilpin Primary School, The open spaces of Wimbledon Park and Wimbledon Village are also easily accessible.



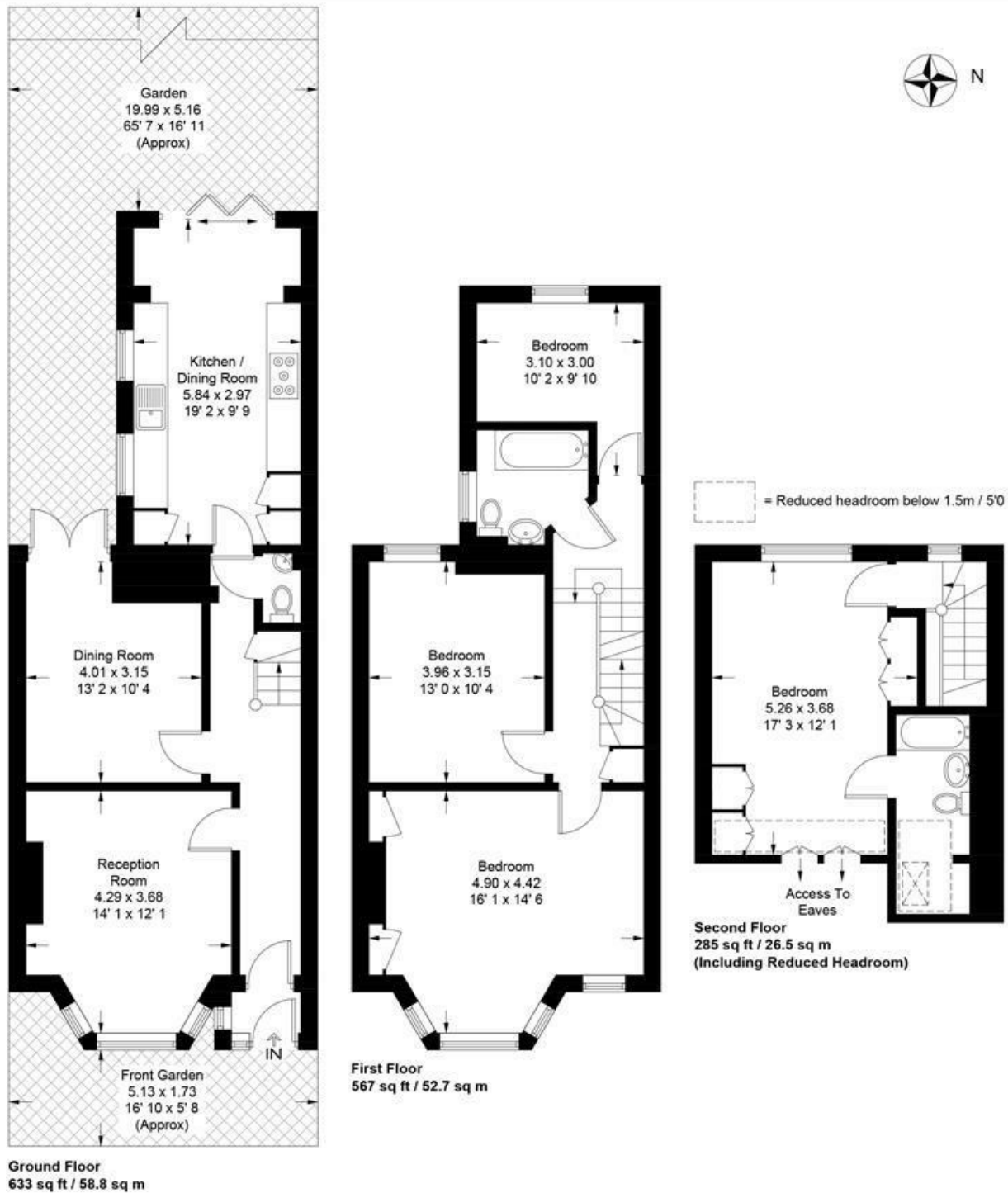


Strathearn Road

Approximate Gross Internal Area = 1450 sq ft / 134.7 sq m
(Excluding Reduced Headroom)

Reduced Headroom = 35 sq ft / 3.3 sq m

Total = 1485 sq ft / 138 sq m



This plan is not to scale and must be used as layout guidance only. All measurements and areas are approximate and should not be relied upon to provide accurate information. This plan must not be relied upon when making property valuations, design considerations or any other such relevant decisions. We accept no responsibility or liability (whether in contract, tort or otherwise) in relation to any loss whatsoever arising from or in connection with any use of this plan or the adequacy, accuracy or completeness of it or any information within it.



EPC Rating D
Council Tax: D

Viewing Strictly By Appointment Through Sole Selling Agents Andrew Scott Robertson

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