

Park Road, Colliers Wood, SW19

GUIDE PRICE £600,000 Share of Freehold





Property Description

This spacious three bedroom on the ever popular Park Road offers a large through lounge with adjoining dining area, opening on to the modern fitted kitchen. The kitchen has been finished to a good standard and offers great appliances including a 6 hob rangemaster cooker. A good sized family Bathroom, Three double bedrooms and private garden.

Situated just a short walk from Colliers Wood Tube Station (Northern Line), this property offers exceptional transport links to Central London. The vibrant local area boasts an array of fantastic bars, pubs, restaurants, and shops, with the added convenience of St George's Hospital nearby, as well as great shopping amenities at the Colliers Wood retail parks within walking distance.

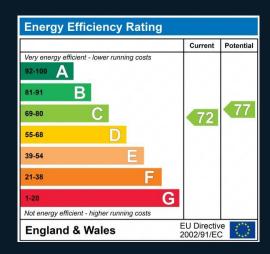
This property is offered Chain Free.

Disclaimer

Samuel Estates their clients and any joint agents give notice that they are not authorised to make or give any representation or warranties in relation to the property. No responsibility is assumed for any statement that may be made in these lettings particulars. These particulars do not form any part of any offer or contract and must not be relied upon as statements or representation of fact. Any distances, measurements or areas are approximate. The text, photographs and floorplans are for guidance only and not comprehensive in any way. Samuel Estates have not tested any services, appliances or facilities and prospective tenants must satisfy themselves by inspection.

























Material Information

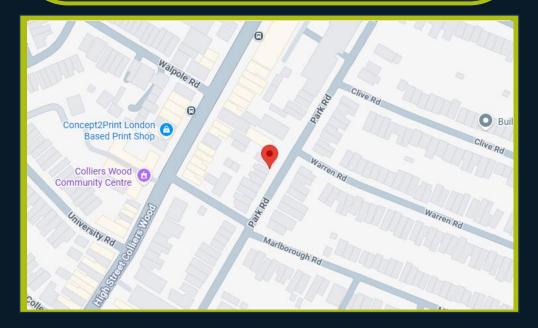
Tenure – Leasehold) with a Share of Freehold)

Building Insurance - £691

Lease – 250 years remaining

Council Tax Band – C

Local Authority - Merton Council





Property TypeFlat (First Floor)



Construction TypeBrick



ParkingParking Permit



External Wall Survey



Water Supply
Thames Water



Electricity Supply Mains



HeatingCentral Gas Heating



BroadbandStandard/ Superfast/
Ultrafast



Mobile Signal Good Coverage



Has the property been flooded in the past five years: **NO Risk Level: Low**

Flood Risk



Proposed Development in Immediate Locality?None

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