



Whatley Avenue, London SW20 9NS

welcome to
Whatley Avenue, London

A well presented Three Bedroom Semi-detached family home ideally located on the popular Whatley Avenue in SW20. This attractive property offers well balanced living accommodation and benefits from two-car driveway to the front. To the rear, the home boasts a south west facing garden, ideal for enjoying afternoon and evening sun, making it perfect for families and entertaining.

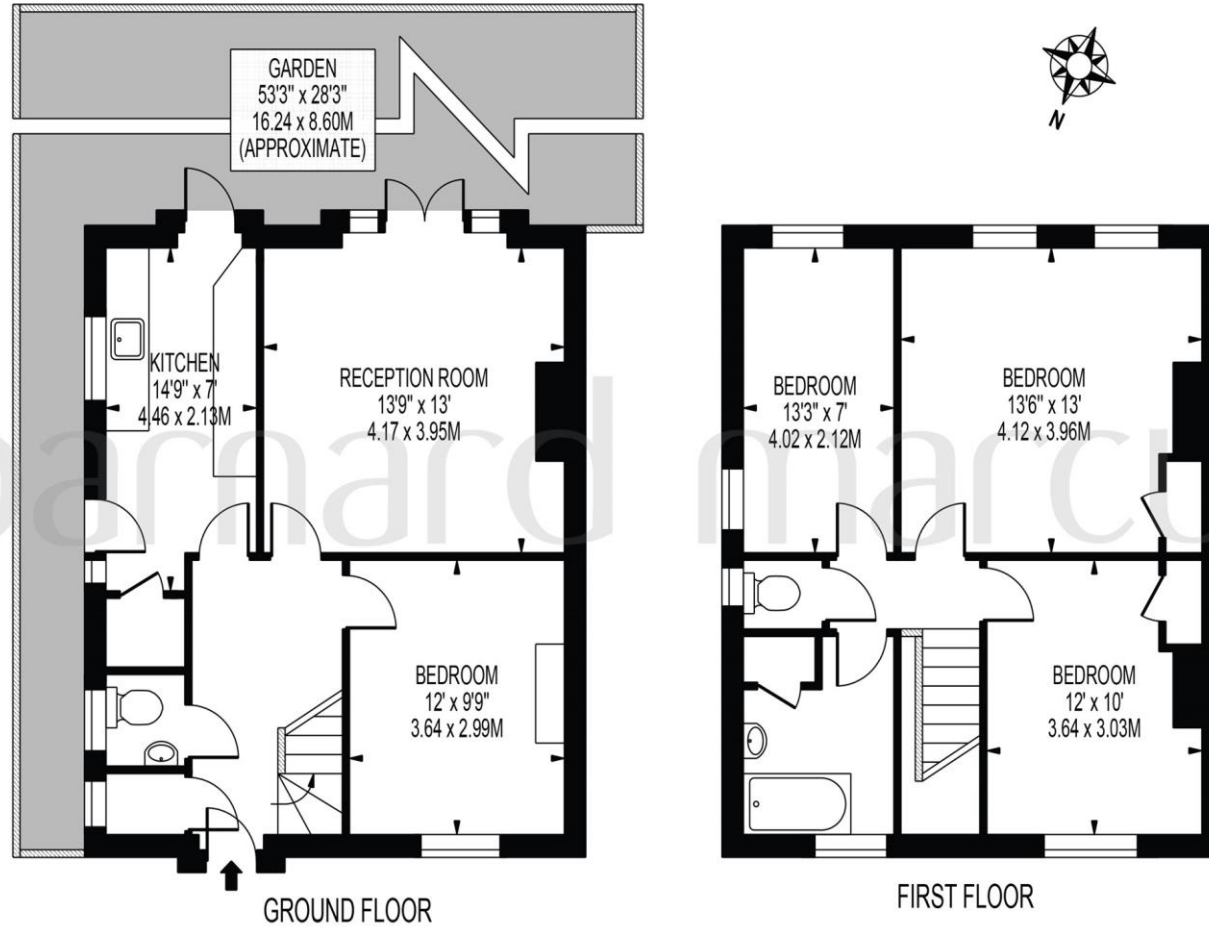
Whatley Avenue is a quiet residential road, well regarded for its proximity to a range of excellent local schools, including well-rated primary and secondary options within easy reach. The area is also well served by green open spaces, with nearby parks and recreation grounds offering walking routes, childrens play areas and sports facilities.

The property is well connected for Transport, with easy access to nearby rail stations providing regular services into central London, as well as convenient bus routes and road links for commuting. Local shops, cafes and amenities are also close at hand, making this an ideal location for families and professionals alike.



WHATLEY AVENUE

APPROXIMATE GROSS INTERNAL FLOOR AREA: 1067 SQ FT - 99.12 SQ M



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.
ANY INTENDING PURCHASER OR LESSEE SHOULD SATISFY THEMSELVES BY INSPECTION, SEARCHES, ENQUIRIES AND FULL SURVEY AS TO THE CORRECTNESS OF EACH STATEMENT.
ANY AREAS, MEASUREMENTS OR DISTANCES QUOTED ARE APPROXIMATE AND SHOULD NOT BE USED TO VALUE A PROPERTY OR BE THE BASIS OF ANY SALE OR LET.

welcome to

Whatley Avenue, London

- Three Bedroom Semi-Detached Family Home
- Located On Popular Whatley Avenue, SW20.
- Off Street Parking
- South West Facing Garden
- Excellent Transport Links To Central London.

Tenure: Freehold EPC Rating: C
Council Tax Band: D

£725,000



Please note the marker reflects the
postcode not the actual property

view this property online barnardmarcus.co.uk/Property/MOD103616



Property Ref:
MOD103616 - 0002

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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