



21 Park Hill Road, South Wallington, London, SM6 0SD



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Guide price £1,000,000

Cromwells
ESTATE AGENTS



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Situated in a highly sought after tree lined road in South Wallington is this impressive five bedroom detached family home. The property offers a wealth of accommodation including an 18ft kitchen/breakfast room, three reception rooms, a pretty rear garden, a detached garage and ample off street parking.

Accommodation

UPVC double glazed door into inner porch. Part glazed front door leading into

Entrance Hall

Corniced ceiling, picture rail, panelled radiator with radiator cover, varnished wood floorboards, built-in storage cupboard, understairs cupboard housing fuse board and meters, alarm.

Living Room 16'8 x 13'8 (into bay)

Log burner and fireplace with tiled hearth and surround and wooden mantle, corniced ceiling, picture rail, two panelled radiators, UPVC double glazed bay window to front aspect.

Dining Room/Family Room 21'1 x 13'8

Corniced ceiling, picture rail, dado rail, two panelled radiators, wood laminate floor, UPVC double glazed bifold doors leading out to garden.

Reception Three/Study 13'11 x 12'10

Corniced ceiling, picture rail, panelled radiator, wood laminate floor, UPVC double glazed windows to front and side aspect.

Downstairs WC

Low level flush WC, wash hand basin with chrome mixer tap and storage unit below, panelled radiator, part tiled walls, tiled floor, extractor fan, UPVC double glazed obscure window to side aspect.

Kitchen/Breakfast Room 17'11 x 16'9

Granite worksurface with taupe gloss cupboards and drawers below, matching wall units above, 1.5 bowl inset stainless steel sink with chrome mixer tap, range cooker with splashback and chrome extractor hood above, space and plumbing for dishwasher, space for American fridge freezer, kitchen island with fitted units and breakfast bar, utility area with inset stainless steel sink and chrome mixer tap, space and plumbing for washing machine, cupboard housing 'Gloworm' combination boiler, UPVC double glazed sash window to side aspect. LED display plinth underlighting, undercounter lighting, electric controlled Velux skylights, UPVC double glazed window to rear aspect, UPVC double glazed bifold doors leading out to garden, tiled floor, integrated cupboard with pull out doors.

Stairs to 1st floor mezzanine

Family Bathroom 9'1 x 7'6

Corner shower cubicle with sliding door, power shower with thermostatic control and separate hand attachment, roll mop freestanding bath with chrome mixer tap hand attachment, wall mounted vanity wash hand basin with chrome mixer tap and wall mounted mirrored unit above, low-level pushbutton flush WC, panelled radiator, extractor fan, chrome heated towel rail, part tiled walls, tiled floor, UPVC double glaze obscure window to rear aspect.

Stairs to 1st floor landing, panelled radiator, fitted carpet, loft access (with pull down ladder, boarded for storage and light)

Bedroom One 20'0 x 14'10

Corniced ceiling, picture rail, Victorian style feature fireplace, panelled radiator, fitted carpet, door to

Ensuite Shower Room 7'3 x 3'11

Shower cubicle with sliding doors, shower with digital control, vanity wash hand basin with storage unit below and chrome mixer tap, chrome heated towel rail, part tiled walls, tiled floor, extractor fan, shaver point, UPVC double glazed obscure window to front aspect.

Bedroom Two 16'0 x 12'8

Corniced ceiling, picture rail, panelled radiator, fitted carpet, UPVC double glazed window to rear aspect.

Bedroom Three 11'4 x 11'3

Corniced ceiling, picture rail, panelled radiator, wood laminate flooring, UPVC double glazed window to front aspect.

Bedroom Four 9'8 x 9'1

Picture rail, panelled radiator, wood laminate floor, UPVC double glaze window to rear aspect.

Stairs to 2nd floor

Bedroom Five 16'8 x 7'7 (maximum measurements)

Built in wardrobe, panelled radiator, fitted carpet, UPVC double glazed windows to side and rear aspect.

Outside

To the front

Paved driveway with space for 3 to 4 cars, garage with side hinged doors.

Garden

Mainly laid to lawn with borders with mature shrubs, two paved patios areas, shed, outdoor tap, gate for side access, door with side access to garage.









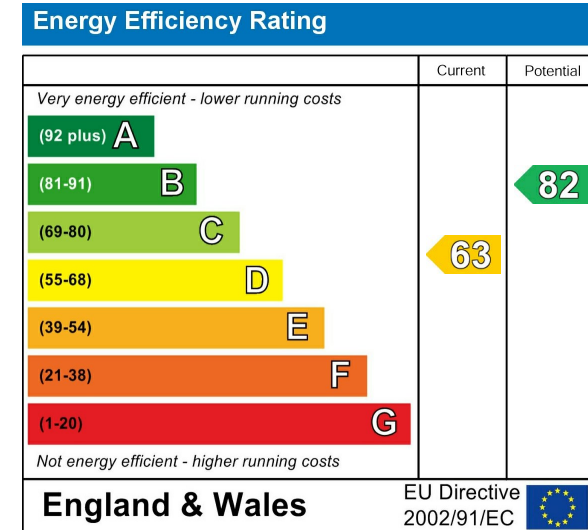
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Cromwells Office on 0208 647 4422 if you wish to arrange a viewing appointment for this property or require further information.

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