



Wales Avenue, Carshalton

£470,000



3



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1

Freehold | EPC rating: D

- 3 Bed Mid-Terrace House in Need of Modernisation
- Versatile Layout over 3 Floors
- Garage En-bloc
- Tranquil, Sought-after Location
- Very Spacious Rooms
- Lovely Rear Garden
- Close to & In the Catchment of Reputable Schools
- Vacant Possession

BELVOIR!

Property is personal

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Description

A fabulous opportunity to acquire this charming 3-bedroom mid-terrace house located in the highly sought-after area of Carshalton Beeches in need of modernisation. This property boasts larger-than-average bedrooms, providing ample space for comfortable and convenient family living. With accommodation arranged over three floors, it offers an exciting renovation project for the new owner looking to create their dream home. Imagine the possibilities as you breathe new life into every corner of this charming abode!

This versatile home features on the ground floor, a front garden with an entrance porch, a separate well-sized kitchen and a large living/dining room, perfect for entertaining guests. The sunlit living room has ample storage space and overlooks the rear garden. The first floor comes complete with a family bathroom, separate WC, and two generously proportioned bedrooms, one of which includes built-in wardrobes, ensuring everyone in the family has their own personal retreat. The second floor boasts a larger bedroom with ample storage space and built-in wardrobes. All bedrooms feature large windows that attract plenty of natural light, creating bright, airy and welcoming spaces. This tranquil neighbourhood is close to local amenities, reputable schools, Carshalton Village with its beautiful parklands and excellent transport links, making it ideal for families and commuters alike.

In addition to the interior space, the property includes a garage en-bloc, which is also accessible via the rear garden, offering convenient off-street parking and additional storage options. It is ideal for owner occupation, investment or resale and offered with vacant possession. Whether you're looking to create a cosy retreat or a bustling oasis, this property offers endless potential for your imagination to run wild. Don't miss out on this chance to turn your renovation dreams into reality! Embrace the challenge, seize the opportunity, and make this house your own slice of suburban paradise. Contact us today to arrange a viewing!

Photographs



Rooms

LOUNGE

5.90m x 4.48m (19'5" x 14'8")

KITCHEN

2.80m x 2.70m (9'2" x 8'11")

BEDROOM 1

4.49m x 3.77m (14'8" x 12'5")

BEDROOM 2

4.49m x 2.61m (14'8" x 8'7")

BEDROOM 3

5.04m x 3.55m (16'6" x 11'7")

BATHROOM (ONLY)

2.12m x 1.51m (7'0" x 5'0")

GARAGE EN-BLOC

5.25m x 2.25m (17'2" x 7'5")

Floorplan

Wales Avenue, SM5



Approx. Gross Internal Floor Area 1122 sq. ft / 104.20 sq. m
Garage 127 sq. ft / 11.81 sq. m

This Plan is for Guidance only. Not drawn to scale unless stated. Window and door openings are approximate. The services, system and appliances shown have not been tested and no guarantee as to their operability and efficiency can be given. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making decisions reliant upon them.
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Map

