Cotswold Road, Sutton

£465,000

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Freehold | EPC rating: D

- Amazing 2-Bed End-of-terrace House
- Downstairs WC & Contemporary Kitchen
- West Facing Rear Garden
- En-suite Shower & Bathroom
- Allocated parking to Rear
- Close to Outstanding Schools, Train Station & Local Amentities

BELVOIR!
Property is personal

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Description

Act quickly for a chance to secure this amazing 2-bedroom end-of-terrace home located in a sought-after residential location of South Sutton! The convenience of local restaurants, shops and amenities, Belmont train station and good transport links, outstanding schools, parks and gardens and allocated parking are all yours when you enter this fabulous house.

On the ground floor, the property features a good-size reception room, understairs built-in storage cupboard, a contemporary re-fitted kitchen with good storage and white goods, and a downstairs WC for guest. On the first floor there are two double bedrooms with fitted wardrobes and en-suite shower/bathroom.

The property benefits from a west facing rear garden with paved patio and lawn area, a garden shed to side for storage, and rear access to the off-road parking.

Overall, the house offers a blend of tranquillity, modern living, convenient amenities, and excellent educational opportunities, making it a desirable residence in the Sutton. Call to book a viewing and don't miss this opportunity to make this gem yours today!

Photographs

Rooms

RECEPTION/DINING RM

5.8m x 3.82m (19'0" x 12'6")

KITCHEN

3m x 2m (9'10" x 6'7")

WC

1.68m x 0.7m (5'6" x 2'4")

BEDROOM 1

3.84m x 3.7m (12'7" x 12'1")

EN-SUITE SHOWER

1.89m x 1.88m (6'2" x 6'2")

BEDROOM 2

3.82m x 2.52m (12'6" x 8'4")

EN-SUITE BATHROOM

1.87m x 1.85m (6'1" x 6'1")

FRONT GARDEN

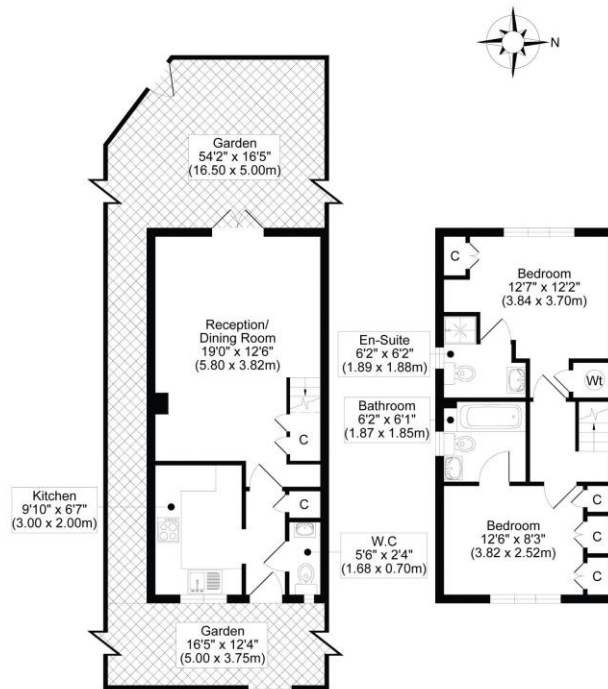*5m x 3.75m (16'5" x 12'4")*

REAR GARDEN

16.5m x 5m (54'1" x 16'5")

COTSWOLD ROAD, SM2
TOTAL APPROX FLOOR PLAN AREA 700 SQ.FT (65 SQ.M)

N

Garden
54'2" x 16'5"
(16.50 x 5.00m)

C

Bedroom
12'7" x 12'2"
(3.84 x 3.70m)

Reception/
Dining Room
19'0" x 12'6"
(5.80 x 3.82m)

En-Suite
6'2" x 6'2"
(1.89 x 1.88m)

Wt

Bathroom
6'2" x 6'1"
(1.87 x 1.85m)

C

Kitchen
9'10" x 6'7"
(3.00 x 2.00m)

C

W.C
5'6" x 2'4"
(1.68 x 0.70m)

Bedroom
12'6" x 8'3"
(3.82 x 2.52m)

C

C

C

Garden
16'5" x 12'4"
(5.00 x 3.75m)

Map

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