



47 Bramblewood Close, Carshalton, SM5 1PQ



£550,000

WH WATSON HOMES
Estate Agents

47 Bramblewood Close

Carshalton, SM5 1PQ

Watson Homes are delighted to offer this four bedroom, extended family home situated in a sought after road in Carshalton. The property benefits from a spacious open plan kitchen/diner, a pretty rear garden, a detached double garage and off street parking.

The property is well positioned for transports links, with a number of bus stops nearby and Hackbridge, Mitcham Junction and Carshalton stations all within easy travelling distance, offering a variety of direct links to central London. The area is renowned for its excellent schooling, and the property is well placed for a number of primary and secondary schools.



Accommodation

UPVC double glazed door to..

Entrance porch

UPVC double glazed window to side and front aspects, covered radiator, door to..

Open plan lounge

UPVC double glazed bay window to front aspect, two single panel radiators, open fireplace with bricks surround, mock Tudor beams, under stairs storage cupboard.

Kitchen

Range of fitted wall units with matching cupboards and drawers below, roll top work surfaces with inlaid 1 & 1/2 bowl sink and chrome mixer tap, space for cooker, space and plumbing for washing machine and dishwasher, space for tall standing fridge/freezer, tiled flooring, UPVC double glazed window to rear aspect, wall mounted "Worcester" boiler.

Dining area

UPVC double glazed sliding door to rear aspect, tiled effect flooring, single panel radiator.





Stairs to 1st floor landing



Bedroom two

UPVC double glazed bay window to front aspect, fitted cupboards, covered radiator, coved ceiling.

Bedroom three

UPVC double glazed window to rear aspect, single panel radiator, wood flooring, coved ceiling.

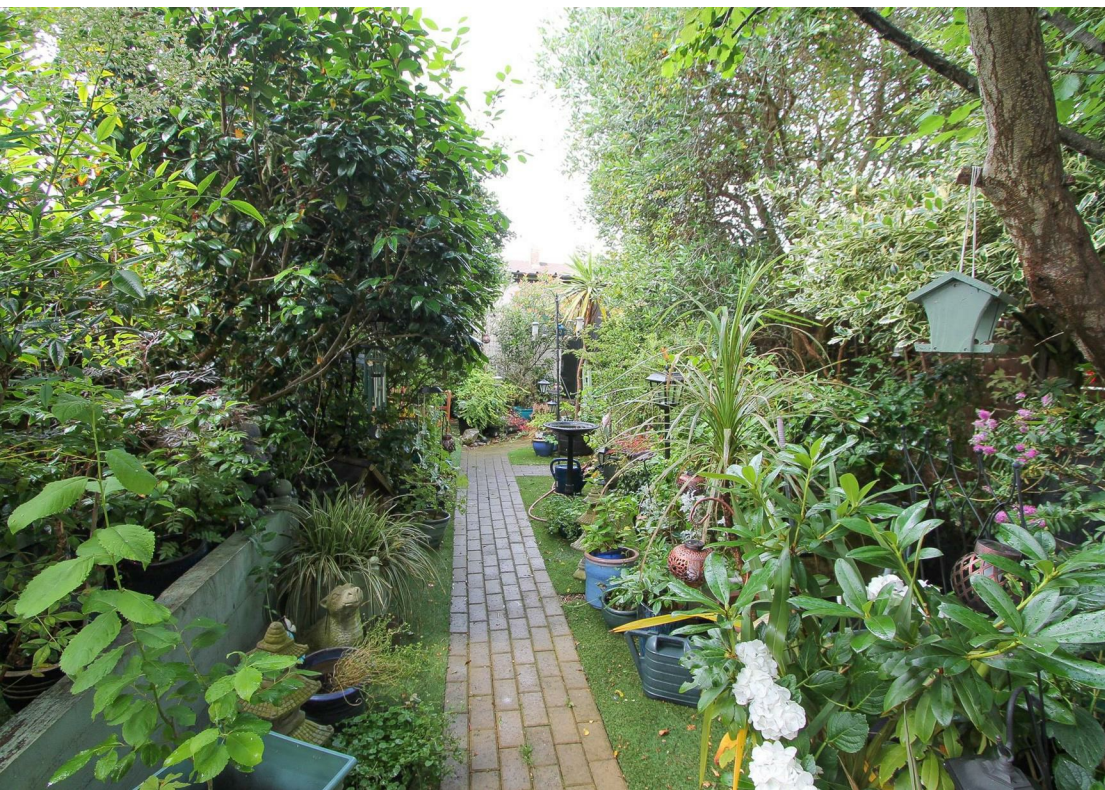


Bedroom four

UPVC double glazed window to front aspect, covered radiator, coved ceiling.

Bathroom

Comprising panel enclosed bath with chrome mixer tap and shower attachment, wash hand basin with chrome mixer tap and storage cupboards below, low level push button flush WC, single panel radiator, tiled walls, obscure UPVC double glazed window to rear aspect.



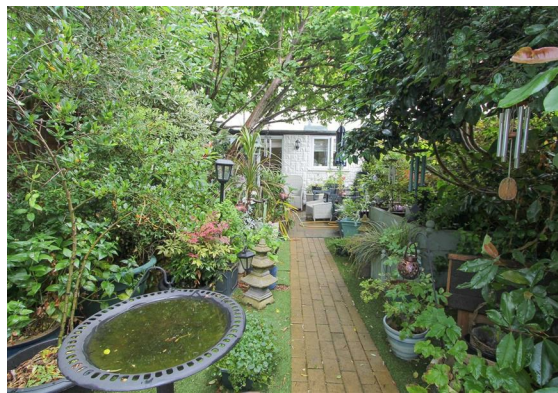
Stairs to 2nd floor



Main bedroom

UPVC double glazed windows to rear aspect and Velux window at front, two single panel radiators, beamed ceiling, eaves storage and cupboard space.

Rear garden- approximately 75ft (South West facing) Paved patio area with footpath to rear and artificial lawn sections at side, raised flowerbeds, water butt and outside tap.



Detached double garage

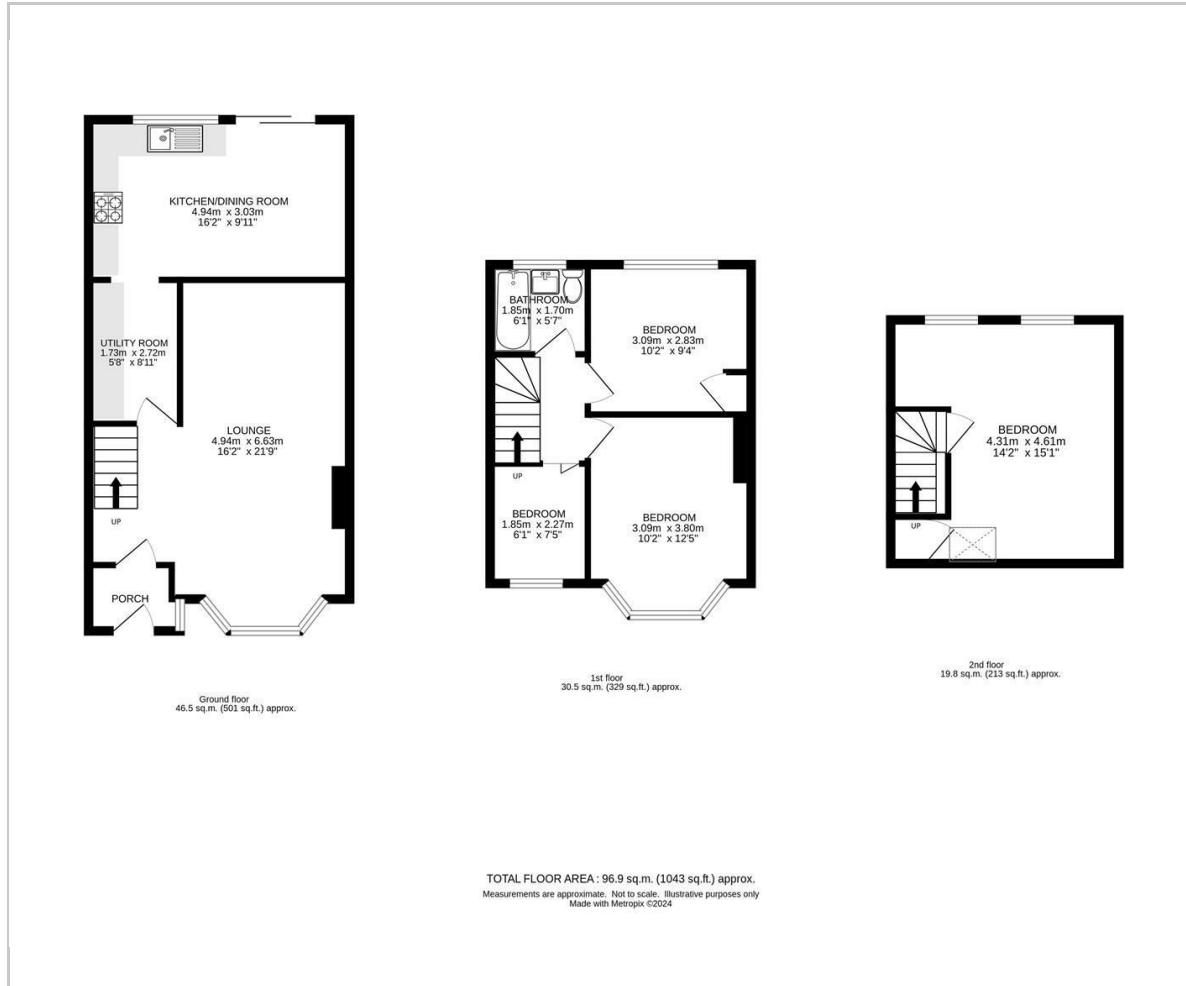
Up/over door, hardstanding providing off street parking if desired, fitted shelving and work bench.

Front

Paved driveway providing off street parking.

EPC AND FLOOR PLAN COMING SOON....

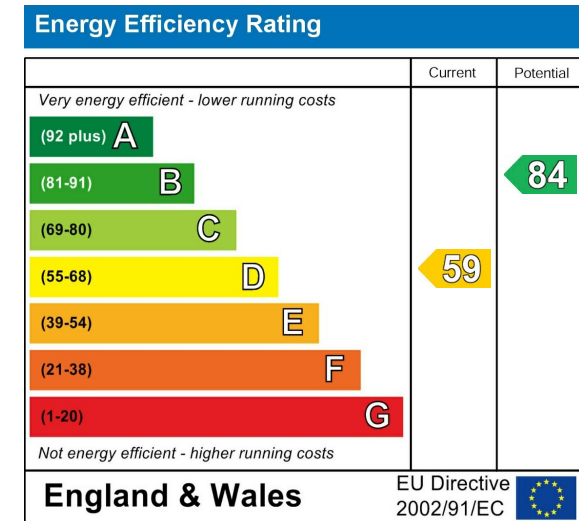
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Watson Homes Carshalton Beeches Office on 020 4537 3222 if you wish to arrange a viewing appointment for this property or require further information.

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