



Parchment Close
Mitcham, CR4 4FN
£575,000



Parchment Close, Mitcham, CR4 4FN

GUIDE PRICE £575,000 - £600,000 Nestled in a highly desirable modern development, this wonderful home has so much to offer, both inside and out. It's situated in a fabulous location, being in a quiet close yet on the doorstep of fabulous amenities, open spaces and outstanding schools - with transport links such as buses, stations and a tram stop being within walking distance, providing quick links into the City - sofa to London in well under an hour, amazing.

Outside, sitting in your beautiful, low maintenance rear garden, you will appreciate that this a fabulous place for you to enjoy a good book, catch some rays or even have a few friends over.

Inside your home the ground floor is an semi-open plan layout, offering a huge amount of versatility, so you can adapt the space to your own personal preference for relaxing, working, family get-togethers and dining.

If we're on the money with the latter, the adjacent kitchen means you can cook up a storm in what is a truly well thought out and designed place for you to enhance your culinary skills!

Upstairs, this house certainly doesn't let you down; with three double bedrooms and the option of potentially more desk space, there will be a tough choice about which one to make the kids rooms. You'll however benefit from an impressive master with your own en-suite. Finishing off this lovely home is a modern bathroom and ground floor cloakroom serving the property and the bonus of an allocated parking space and further visitor bays, certainly convenient for when you have guests around to visit.

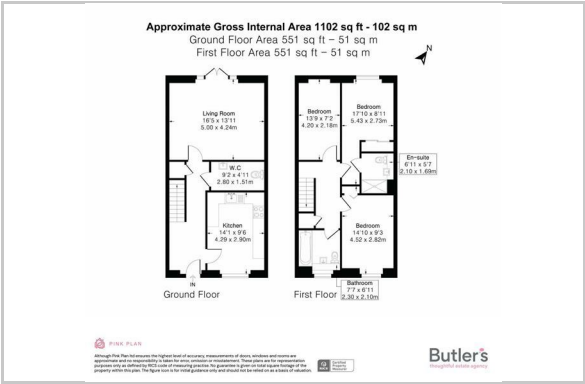


- GROUND FLOOR
- Hallway
- Kitchen/dining area
14'1x 9'6 (4.29mx 2.90m)
- Living Room
16'5x 13'11 (5.00mx 4.24m)
- WC
- FIRST FLOOR
- Bedroom
17'10 x 8'10 (5.44m x 2.69m)
- Ensuite
6'11 x 5'7 (2.11m x 1.70m)
- Bedroom
14'10 x 9'3 (4.52m x 2.82m)
- Bedroom
13'9 x 7'2 (4.19m x 2.18m)
- OUTSIDE
- Rear Garden
- Allocated Parking

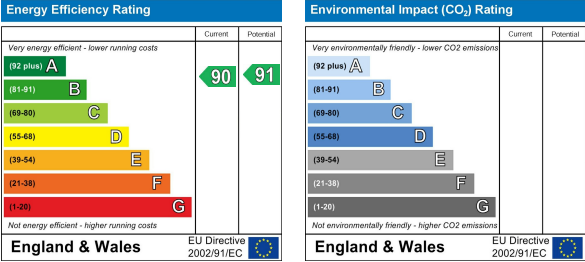
Area Map



Floor Plan



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.