



## Moffat Road, SW17

### £795,000

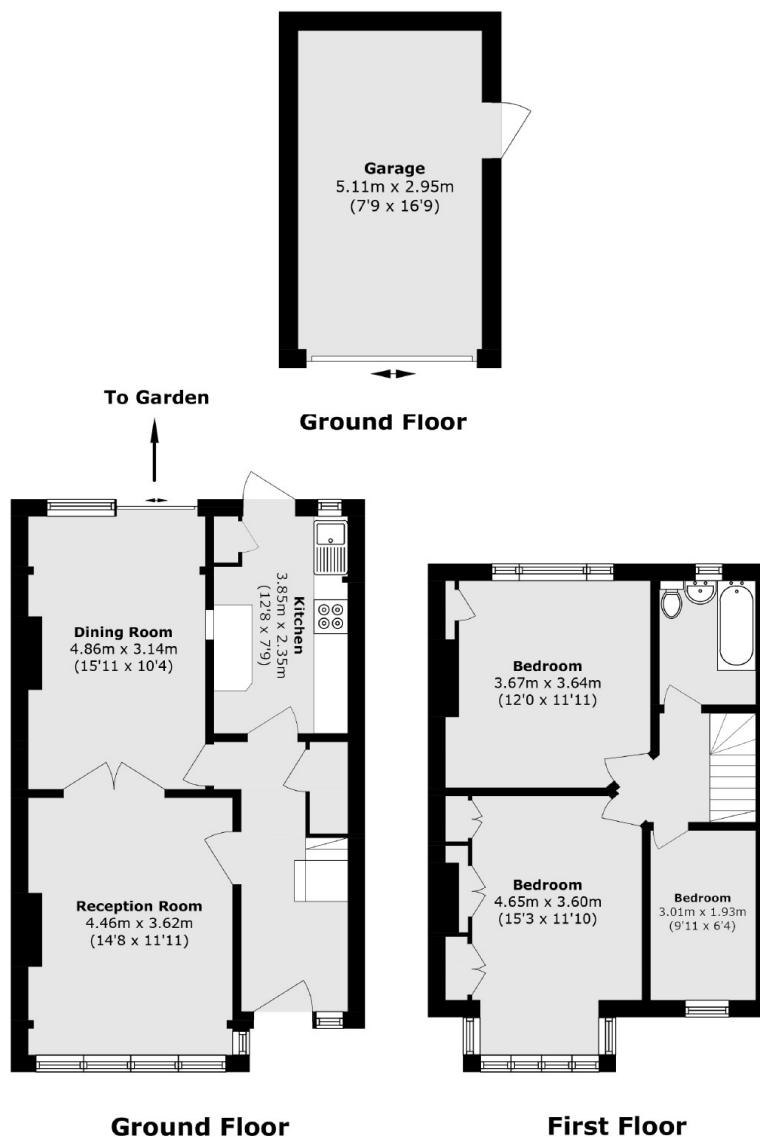
A lovingly maintained and impressive mid terrace home holding a larger than average plot with a generous westerly facing garden benefitting from a garage and accommodation that spans two floors. The property offers a spacious double reception room, a separate kitchen, three bedrooms and a family bathroom with huge scope for further extending via the kitchen and loft (STPP).

Moffat Road is enviably located moments from Tooting High Street with the many shops, bars, eateries of Tooting Market on the doorstep. The vast bus links and easy access to the City are also a short stroll away via Tooting Broadway Underground Station.

### Features

- Three Bedrooms
- Superb Location
- Garage
- Double Reception Room
- Potential to Extend (STPP)
- Large Garden

# Moffat Road, London, SW17



Total Internal area (approx.): 95.4 sq. m (1026.8 sq. ft)  
(Excluding Garage)

Total Garage area (approx.): 15.0 sq. m (161.4 sq. ft)

Total area (approx.): 110.5 sq. m (1189.4 sq. ft)  
(Including Garage)

## Dexters

Tooting  
48 Tooting High Street  
London  
SW17 0RG  
Sales  
020 8545 8582

Energy Rating: . We aim to make our particulars both accurate and reliable. However they are not guaranteed; nor do they form part of an offer or contract. If you require clarification on any points then please contact us, especially if you're traveling some distance to view. Please note that appliances and heating systems have not been tested and therefore no warranties can be given as to their good working order.

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