



**Crowborough Road, SW17**  
**£1,450,000**

**Dexters**



## Crowborough Road, SW17

An impressive and exceptionally located semi-detached house, spanning over 2000 sqft with generous living space throughout and an abundance of natural light. The accommodation includes five bedrooms, two reception rooms, an incredible open plan kitchen/dining space and a large southerly facing garden.

Thoughtfully refurbished throughout, the property opens onto a spacious front reception room, beautifully arranged with an original fireplace and bespoke cabinetry. To the rear a superb open plan kitchen-dining room boasts bespoke built-in units, integrated appliances, a breakfast bar and Crittal french doors leading out onto a generous rear garden. A further TV/snug room room, kitchen pantry, utility room and W/C are located on the ground floor.

The first floor comprises of four bedrooms and a stylish family bathroom. The second floor offers an incredible primary suite with floor to ceiling glass doors offering spectacular panoramic views over Furzedown park complimented by a dressing area, en-suite bathroom and additional eaves storage.

Crowborough Road is a quiet tree lined street located moments away from the boutique shops and the highly regarded Graveney School. Tooting Bec Common is only a short stroll away alongside the excellent transport links of Tooting Bec Tube and Tooting Overground.

### Features

- Semi-Detached
- Five Bedrooms
- Open Plan Kitchen/Dining
- Two Reception Rooms
- Large Private Garden
- Graveney School Catchment



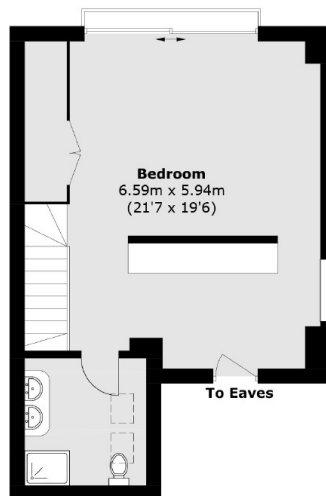




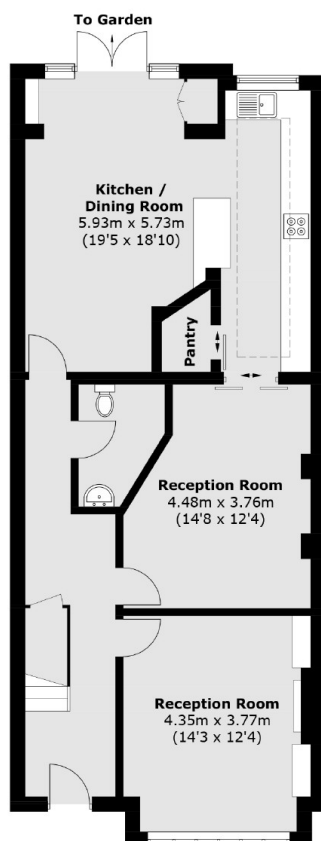




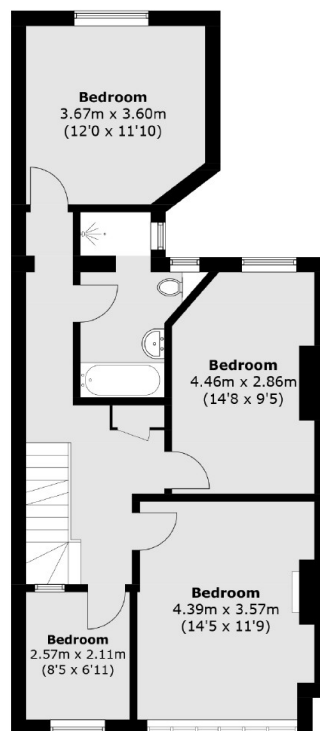
# Crowborough Road, London, SW17



**Second Floor**



**Ground Floor**



**First Floor**

Total area (approx.): 198.2 sq. m (2,133.4 sq. ft)

## Dexters

Tooting  
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SW17 0RG  
Sales  
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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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