

Gray's

RESIDENTIAL



Clarence Road

, London, SW19 8QD

Asking price £1,000,000



Gray's Residential are pleased to present to the market, this bright and neutrally decorated property situated on a lovely residential street in Wimbledon.

Spaciously arranged over three floors and exuding plenty of natural light throughout, this beautiful house comprises a great size reception rooms, fitted eat-in kitchen with direct access to a rear private garden. On the first floor, are a further two double bedrooms, neutrally decorated with built-in storage space and a contemporary family shower room. On the second floor is the third bedroom complete with eves storage, Juliette balcony and a stylish en-suite shower room.

Overall, this property is presented in good decorative order throughout with original period fireplaces, wooden flooring and ample storage space.

Clarence Road is set in an excellent location, central to all amenities and transportation links. Haydon Road Station (for the Southern and Thameslink service) is a 5 minutes' walk away and roughly a 15 minutes' walk to Colliers Wood Station (for the Northern Line). Centre Court Shopping Mall is moments away, offering over 65 luxury and high street stores as well as plenty of eateries, ODEON cinema and the Wimbledon Theatre

Offered to the market chain free



Area Map



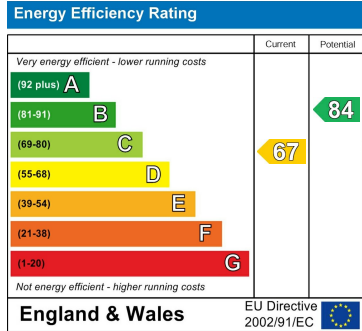
Floor Plans

Clarence Road, London, SW19 8QD
 Approx. Gross Internal Area 1192 sq ft - 110.74 sq m

Ref: _____ Copyright: **THE BLEU PLAN**

Disclaimer - Floor plan measurements are approximate and are for illustrative purposes only. While we do not doubt the floor plan accuracy and completeness, you or your advisors should conduct a careful, independent investigation of the property in respect of monetary valuation.

Energy Efficiency Graph



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