

Woodland Way Morden, SM4 4DS

£775,000 Freehold



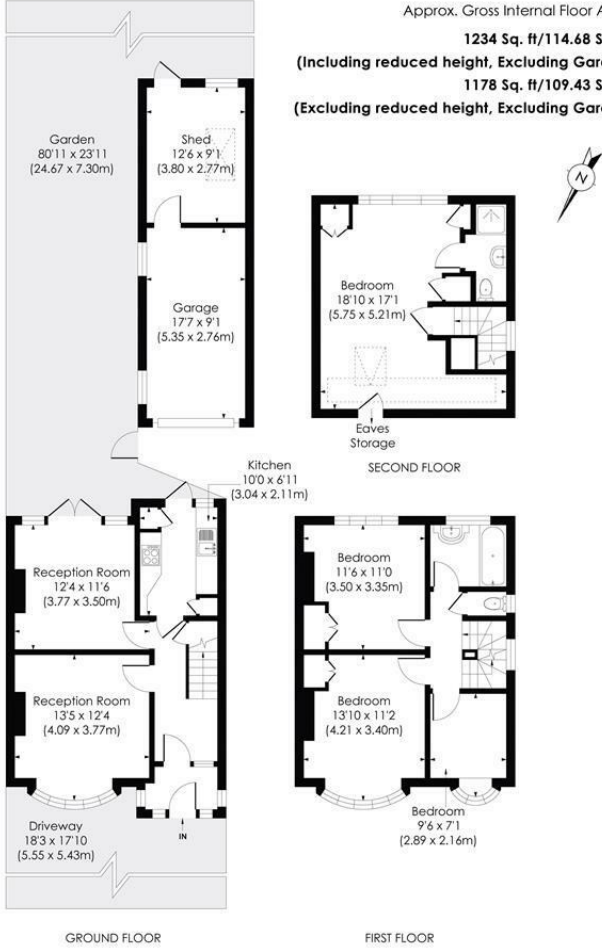
Lovely four bedroom, two bathroom end of terrace house in fabulous condition with 80 ft private south facing garden and garage. Set in one of Morden most popular residential roads, within walk distance fo hillcross primary school. Possibility to extend further subject to planning permission.

WOODLAND WAY, SM4

Approx. Gross Internal Floor Area

1234 Sq. ft/114.68 Sq. m
(Including reduced height, Excluding Garage)

1178 Sq. ft/109.43 Sq. m
(Excluding reduced height, Excluding Garage)



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PROPERTY MARKETING

This floor plan has been prepared for the purpose of illustration only in accordance with the latest RICS code of measuring practice and is not to scale. All measurements and areas are approximate and whilst every effort has been made to ensure the accuracy of the plan contained here, no responsibility is taken for any error, omission or misstatement.

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- End of Terrace house
- Four bedrooms
- Off Street Parking
- 80 ft South facing garden
- Sought after location
- Garage
- EPC - E
- Merton Council Tax Band - E

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		78
(55-68)	D		
(39-54)	E	43	
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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