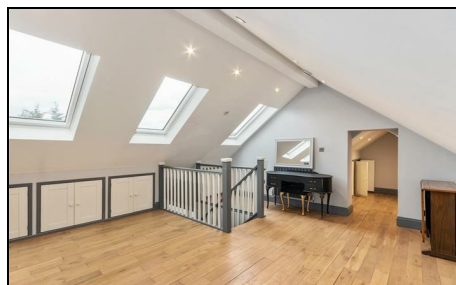


Seaforth Avenue Motspur Park, KT3 6JW

£800,000 Freehold



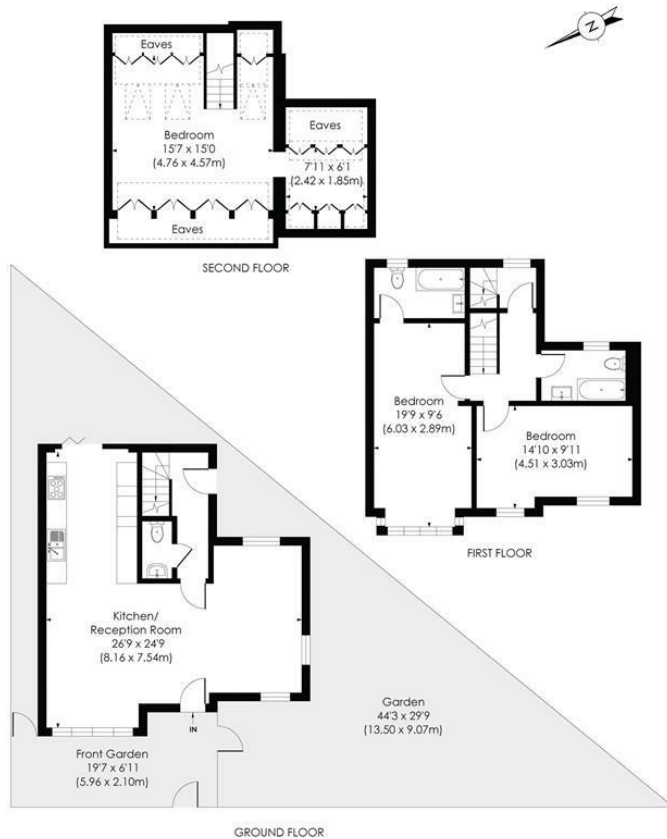
This modern **THREE DOUBLE BEDROOM, TWO BATHROOM** detached house is ideally located for Motspur Park Station. There is a spacious open plan ground floor with modern fitted kitchen and bi folding doors on to the secondary terrace. There is a downstairs W.C and access to the garden. On the first floor are two lovely sized bedrooms, first with en-suite bathroom and a modern family bathroom. On the top floor is another superb sized room with ample storage. **OFFERED TO THE MARKET WITH NO ONWARD CHAIN AND NHBC GUARANTEE.**

SEAFORTH AVENUE, KT3

Approx. Gross Internal Floor Area

1459 Sq. ft/135.58 Sq. m (Including reduced height)

1231 Sq. ft/114.35 Sq. m (Excluding reduced height)

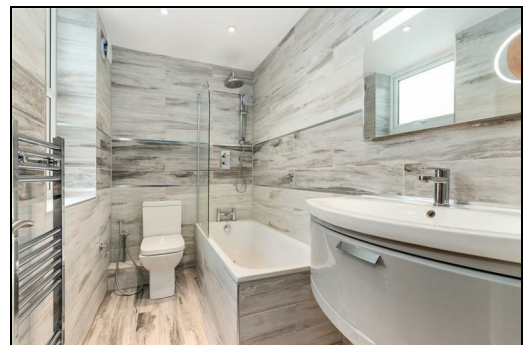


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PROPERTY MARKETING

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.

- Three Double Bedroom
- Two Bathroom
- Modern Detached House
- Close To Motspur Park Station
- NHBC Guarantee
- No Onward Chain
- Downstairs W.C
- Landscaped Garden
- EPC - TBC
- Council Tax Band - D



Energy Efficiency Rating		Current	Possible
Low energy efficient - lower running costs			
A	(91-100)	84	85
B	(81-90)		
C	(69-80)		
D	(55-68)		
E	(39-54)		
F	(21-38)		
G	(1-20)		
High energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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Although these particulars are believed to be correct, their accuracy is not guaranteed and they do not form part of any contract.

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