

**Bodley Road
New Malden, KT3 5QJ**

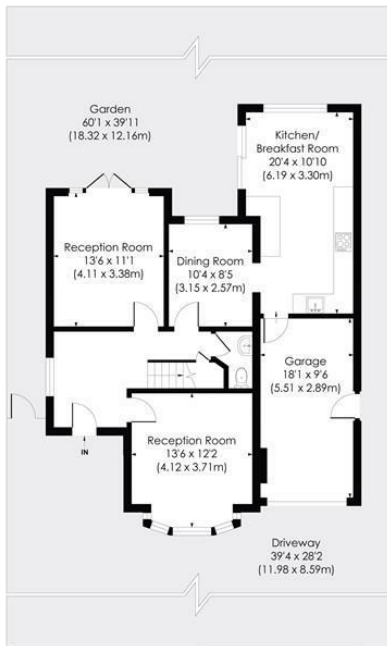
£1,225,000 Freehold



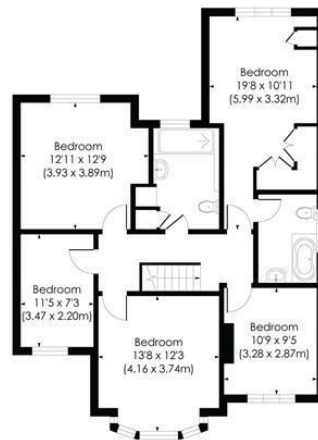
This substantial 1,901 sqft FIVE BEDROOM, TWO BATHROOM Detached House has a superb 60ft x 40ft South Facing rear garden. Located on a desirable residential Road with easy access to New Malden High Street, Station and A3 for routes in and out of London. An excellent family home with an abundance of potential to further extend and finish to an incoming buyers own desired tastes.

BODLEY ROAD, KT3

Approx. Gross Internal Floor Area
1901 Sq. ft/176.64 Sq. m
(Including Garage)



GROUND FLOOR



FIRST FLOOR

© Pixangle Property Marketing Ltd. info@pixangle.com Tel: 0208 870 2118

pixangle
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.

- Five Bedroom - Two Bathroom
- 1,901 sqft - Detached House
- Desirable Residential Road
- 60ft x 40ft South Facing Garden
- Potential to Extend S.T.P.P
- Close to New Malden High Street and Station
- Easy Access for A3 to Routes in and out of London
- Excellent Long Term Family Home
- EPC - D
- Council Tax Band - G



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92-100) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		
		EU Directive 2002/91/EC

For Free Mortgage Quote and Best Mortgage Rates, call Ellisons Mortgage Advisor on 0208 944 9595



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

Celebrating 30 years
of successful Sales and
Lettings in Merton

