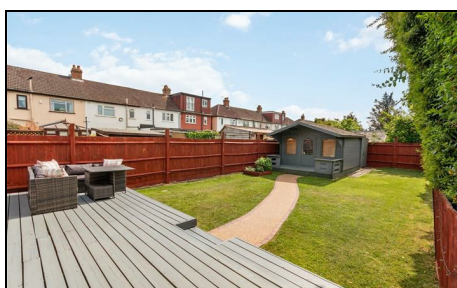


Kingsway Motspur Park, KT3 6JA

£925,000 Freehold



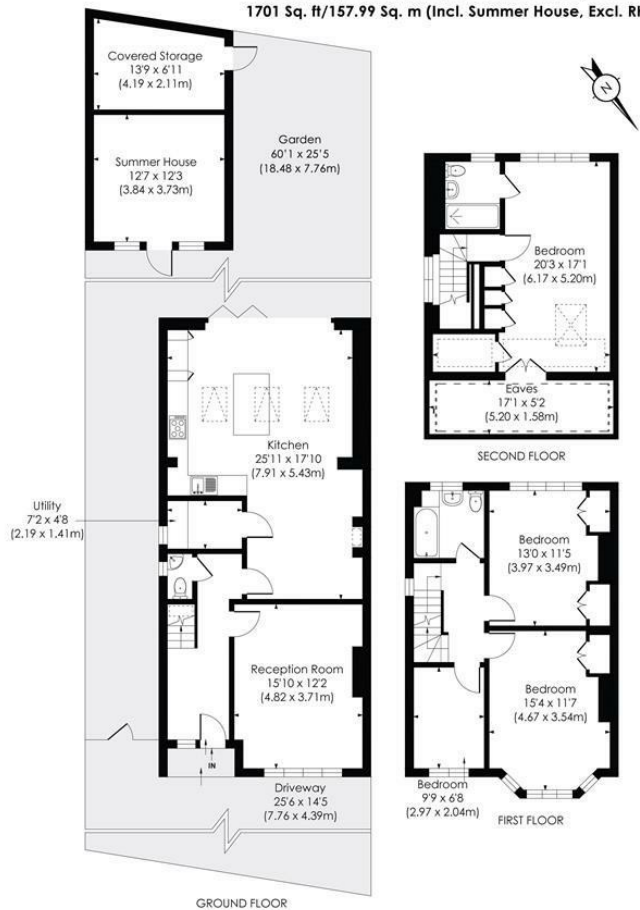
This is a gorgeous 1,866 sqft, FOUR BEDROOM, TWO BATHROOM 1930's Semi-Detached House that is beautifully presented throughout, having undergone full loft and rear extensions back in 2015. Ideal for families being located on a desirable residential side road close to Motspur Park Station (0.5 Miles) with direct links to Waterloo, easy access to the open space of the Sir Joseph Hood Memorial Playing fields and local shops. There is a driveway (re-done in 2023), an attractive 60ft South West facing rear garden that has side access and a Summer house with power, a spacious entrance hall with built in storage and downstairs W.C, a lovely sized separate reception, and a stunning open plan kitchen/dining/family room with useful utility room, Granite worktops and bifolding doors opening directly to the garden. The first floor has two large double bedrooms, a single bedroom ideal as a study and a modern family bathroom. On the top floor there is an exceptional principal bedroom with en suite shower room. There is also plantation shutters, ample storage, Virgin Media Broadband and NO ONWARD CHAIN.

KINGSWAY, KT3

Approx. Gross Internal Floor Area

1866 Sq. ft/173.35 Sq. m (Incl. Summer Hous, Incl. RHH)

1701 Sq. ft/157.99 Sq. m (Incl. Summer House, Excl. RHH)



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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.

- Four Bedroom - Two Bathroom
- 1930's Fully Extended Semi-Detached House
- Large South West Facing Garden with Summer House
- Off Street Parking and Side Access
- Close to Motspur Park Station and Shops (0.5 Miles)
- Desirable Residential Road - Ideal for Families
- Stunning Open Plan Kitchen/Dining/Family Room (Converted 2015)
- Spacious Principal Bedroom with En Suite (Converted 2015)
- EPC - D
- Council Tax Band - E



Energy Efficiency Rating

Very energy efficient - lower running costs	Current	Potential
(92 plus) A		
(81 plus) B		78
(69-80) C		
(55-68) D	63	
(39-54) E		
(21-38) F		
(1-20) G		

Not 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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