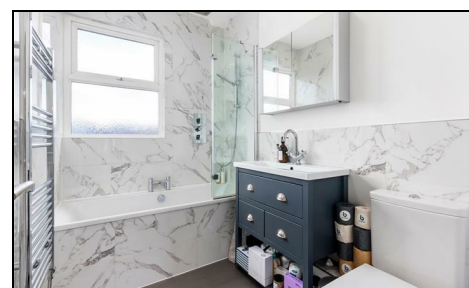


**Edna Road  
Raynes Park, SW20 8BT**

**Offers Over £950,000 Freehold**



**This beautiful THREE DOUBLE BEDROOM, TWO BATHROOM fully extended Edwardian Apostle house with stunning larger than average rear extension and fantastic sized rear garden with home office is located within easy access to both Raynes Park and Wimbledon Chase Stations. Spacious front reception room, downstairs W.C, high specification kitchen/family room with bi folding doors, underfloor heating, solid wood floors and white granite work surfaces. three lovely double bedrooms, fabulous family bathroom and en-suite .**



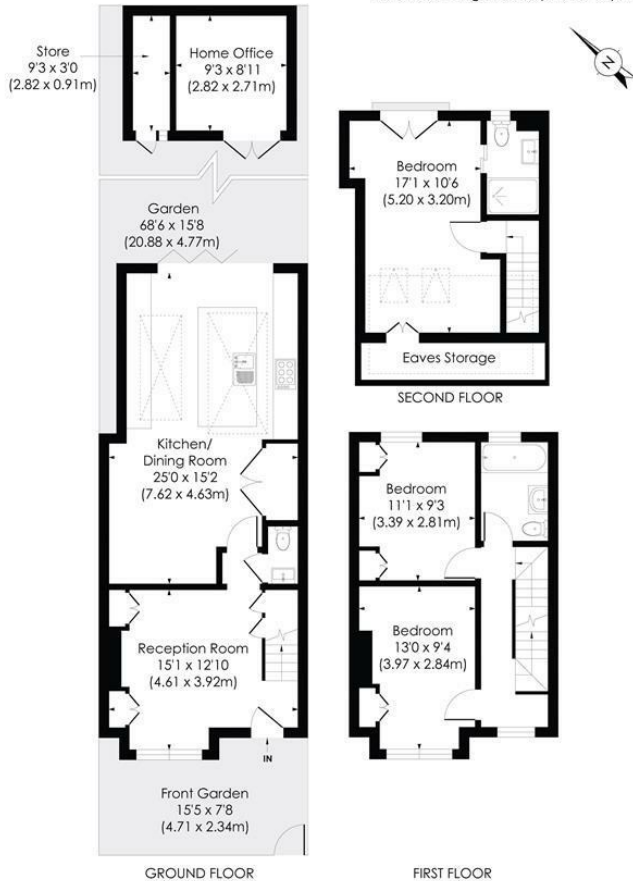
## EDNA ROAD, SW20

Approx. Gross Internal Floor Area

1334 Sq. ft/123.97 Sq. m (Including Reduced Height and Outbuilding)

Outbuilding: 113 Sq. ft/10.49 Sq. m

Reduced Height: 76 Sq. ft/7.1 Sq. m



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.

- Three Double Bedroom
- Two Beautiful Bathrooms
- Stunning Rear Extension
- Brick Fronted Fascia
- Larger Than Average Garden
- Home Office
- Downstairs W.C
- Close to Raynes Park Ststion
- EPC Rating - E
- Council Tax Band - D



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
A (85-91)		
B (81-84)		
C (69-80)		
D (55-68)		
E (39-54)		
F (21-38)		
G (1-20)		
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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