



**Millwards Court, Greyhound Parade, London SW17 0JQ**

***welcome to***

## **Millwards Court, Greyhound Parade, London**

An immaculate, first floor, double bedroom apartment with balcony, located in the popular Wimbledon stadium development.

This apartment is finished to a high standard and has been well-maintained, with open-plan living, dining and kitchen area, one double bedroom with built-in wardrobe, a family bathroom and a private balcony.

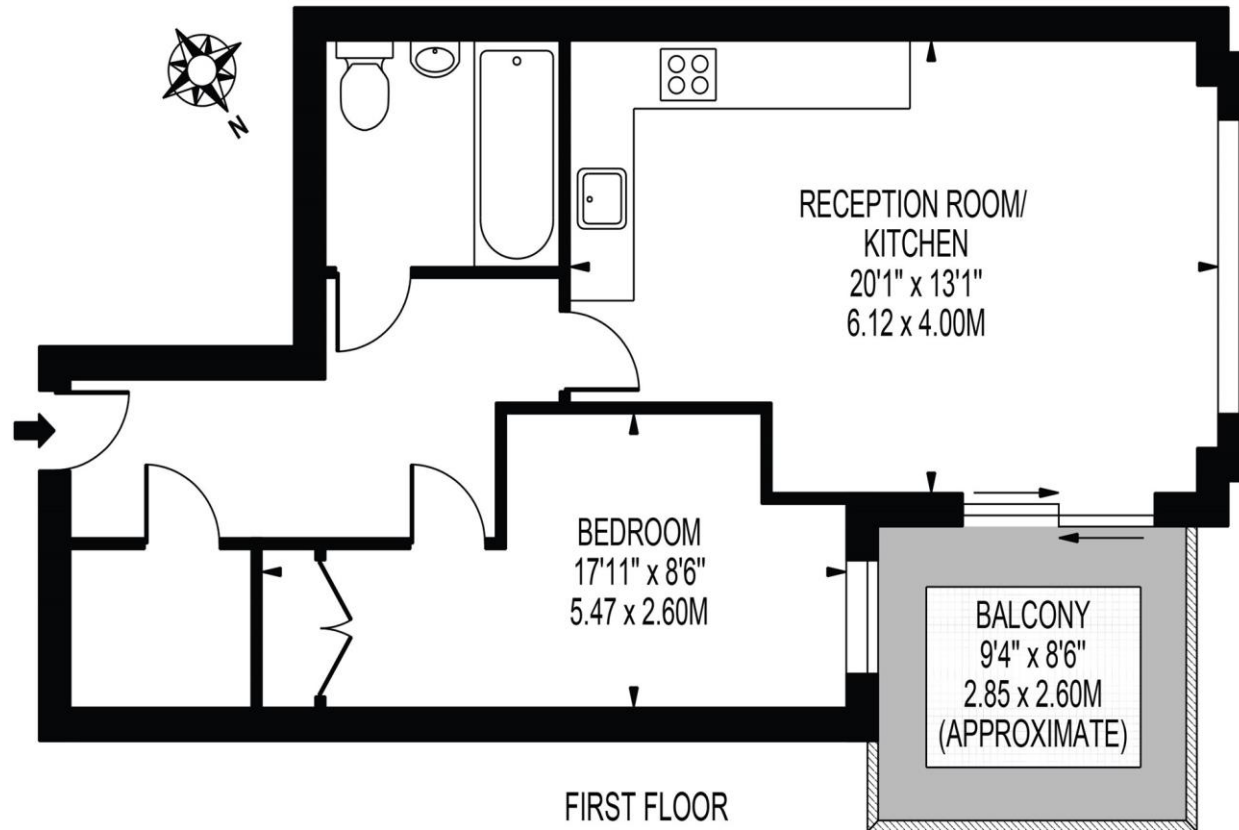
Greyhound Parade forms part of the AFC Wimbledon Stadium development with concierge, lift access and a gym for residents (discounted membership available).

The development lies within close proximity of Earlsfield, Wimbledon and Tooting. Transport links include Wimbledon Park, Haydons Road, Earlsfield mainline station and Tooting Broadway underground station.



# MILLWARDS COURT, GREYHOUND PARADE

APPROXIMATE GROSS INTERNAL FLOOR AREA: 535 SQ FT - 49.71 SQ M



FIRST FLOOR  
FOR ILLUSTRATION PURPOSES ONLY

THIS FLOOR PLAN SHOULD BE USED AS A GENERAL OUTLINE FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE IN WHOLE OR IN PART AN OFFER OR CONTRACT.  
ANY INTENDING PURCHASER OR LESSEE SHOULD SATISFY THEMSELVES BY INSPECTION, SEARCHES, ENQUIRIES AND FULL SURVEY AS TO THE CORRECTNESS OF EACH STATEMENT.  
ANY AREAS, MEASUREMENTS OR DISTANCES QUOTED ARE APPROXIMATE AND SHOULD NOT BE USED TO VALUE A PROPERTY OR BE THE BASIS OF ANY SALE OR LET.

welcome to

## Millwards Court, Greyhound Parade, London

- Open-Plan Living/Dining/Kitchen
- Private Balcony
- Finished to a High Standard
- Close Proximity to Local Amenities
- Bike Storage

Tenure: Leasehold EPC Rating: B

Council Tax Band: C Service Charge: 2933.64

Ground Rent: Ask Agent

This is a Leasehold property with details as follows; Term of Lease 250 years from 01 Jan 2018. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

guide price

**£410,000**



Please note the marker reflects the  
postcode not the actual property

**view this property online** [barnardmarcus.co.uk/Property/EAR105027](https://barnardmarcus.co.uk/Property/EAR105027)



Property Ref:  
EAR105027 - 0011

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Barnard Marcus is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



barnard marcus



**020 8879 7222**



[Earlsfield@barnardmarcus.co.uk](mailto:Earlsfield@barnardmarcus.co.uk)



525 Garratt Lane, London, SW18 4SR



**[barnardmarcus.co.uk](https://barnardmarcus.co.uk)**