



Eardley Road, London SW16 6BL

welcome to

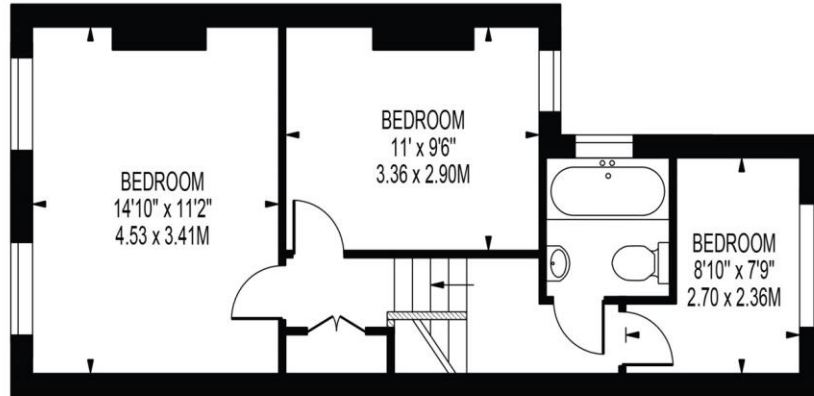
Eardley Road, London

A chance to purchase this beautifully presented three bedroom Victorian mid terraced house located in the heart of the Furzedown with shops and transport links of its doorstep. Do not hesitate to book your viewing now! An immaculate three bedroom period home offered to the market with no onward chain. Arranged over two floors, refurbished from top to bottom and located in the heart of the Wandsworth Borough of Furzedown, this wonderful family home benefits from 1,065 sq ft of living space and comprises; three double bedrooms, contemporary family bathroom suite, spacious reception room, open plan kitchen/dinner and mature private garden. This outstanding home has fantastic kerb appeal, is light and airy throughout and balances both comfort and practicality. Fallsbrook Road is perfectly positioned for access to both Streatham Common and Streatham station meaning access into the City is great (London Victoria, London Bridge, Clapham Junction amongst others). The property offers an abundance of living space and will place you within easy reach of many convenient local hotspots; the popular local cafes, shops, and supermarkets situated on Moyser Road are nearby, whilst the trendy restaurants and gastropubs on Greyhound Lane are within walking distance.

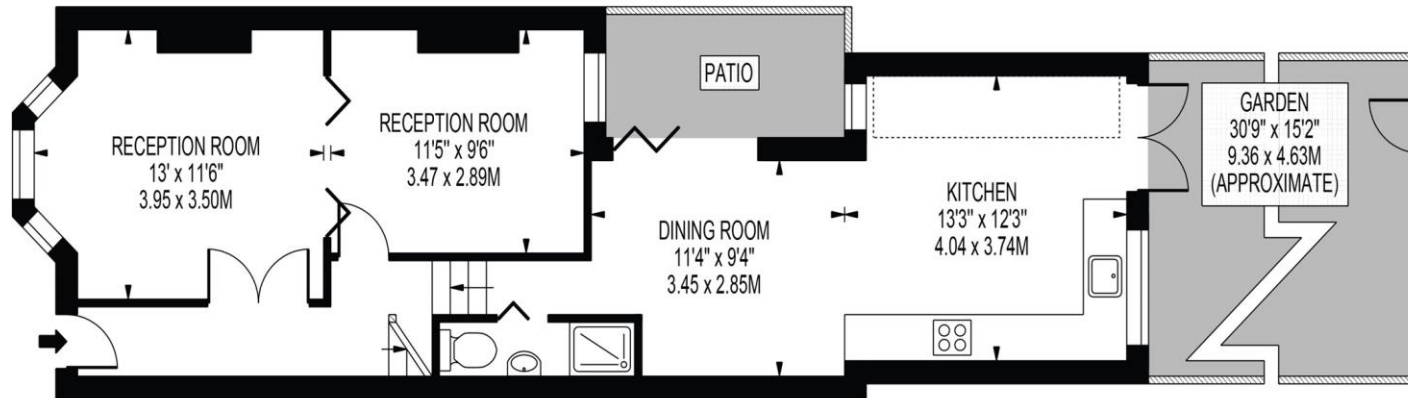


EARDLEY ROAD

APPROXIMATE GROSS INTERNAL FLOOR AREA: 1058 SQ FT - 98.28 SQ M



FIRST FLOOR



GROUND 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

Eardley Road, London

- Three Double Bedroom
- Fully Refurbished Throughout
- Located in The Popular Furzedown
- Close to Streatham Common Station
- Potential To Extend STPP
- Open Plan Kitchen
- Chain Free
- Modern

Tenure: Freehold EPC Rating: D
Council Tax Band: D

offers in excess of

£675,000



Please note the marker reflects the
postcode not the actual property

view this property online barnardmarcus.co.uk/Property/STM110333



Property Ref:
STM110333 - 0003

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.

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