



**London Road, London SW17 9HP**

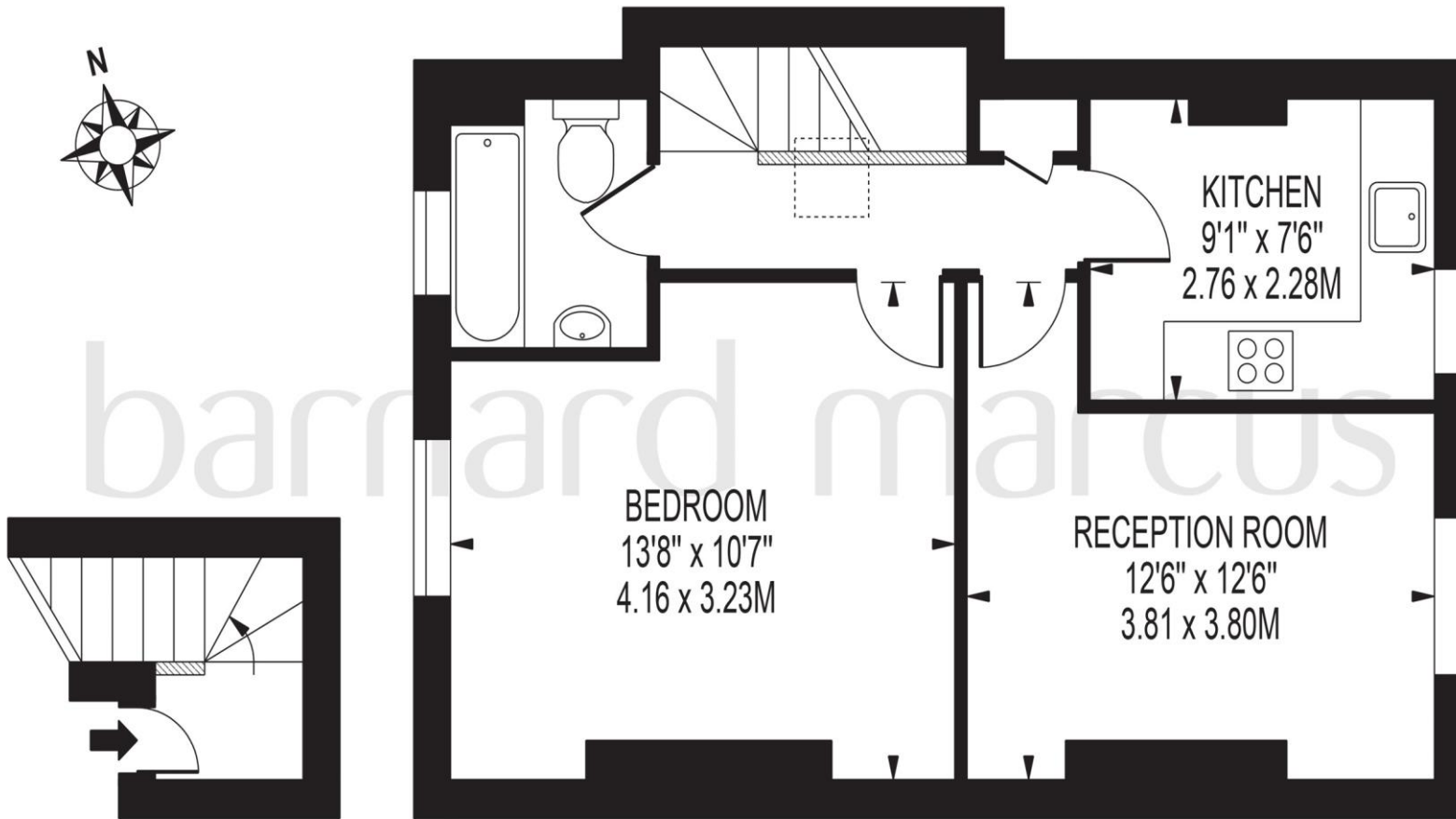
## ***Welcome to*** **London Road, London**

This beautifully appointed one bedroom flat is in excellent condition throughout, benefitting from a bright and spacious fitted kitchen, a cosy lounge, a large bedroom with a feature fireplace and a modern bathroom. The flat itself has been recently renovated with a contemporary décor. This property enjoys lots of character and original features with an abundance of natural light throughout. Moments away from Figges Marsh Green. Within a few steps you have lots of bars and restaurants to choose from as well a multitude of local amenities and transport links. This property is also offered without chain.



# LONDON ROAD

APPROXIMATE GROSS INTERNAL FLOOR AREA: 487 SQ FT - 45.28 SQ M



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.  
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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**

## **36b London Road, London**

- One bedroom flat
- Modern decor
- Moments from Figges Marsh
- Across the road to Tooting Mainline Rail station
- Chain Free!!!

Tenure: Leasehold EPC Rating: D

Council Tax Band: B Service Charge: Ask Agent

Ground Rent: Ask Agent

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

offers in excess of

**£240,000**



Please note the marker reflects the postcode not the actual property

**view this property online** [barnardmarcus.co.uk/Property/TTG108651](https://barnardmarcus.co.uk/Property/TTG108651)



Property Ref:  
TTG108651 - 0023

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