

SW19

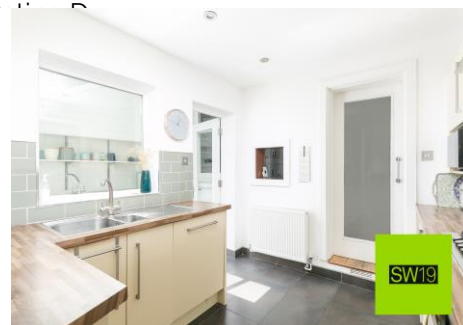
it's all in the postcode...



Haydons Road South Wimbledon

£795,000

- Three bedrooms
- Two receptions
- Private east facing garden
- Freehold
- Walking distance to Wimbledon Town Centre
- Open living/dining
- Council tax Band D



020 8544 2828

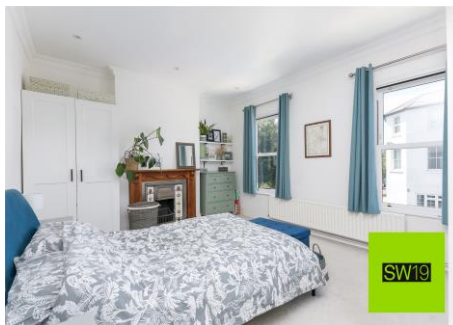
Wimbledon: Wimbledon Park: Colliers Wood

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You're going to love this! Just a short walk from Wimbledon Town Centre, South Wimbledon Tube Station, and Haydons Road Station—with direct links into Central London! Step inside the spacious open-plan dining and living room, perfect for entertaining or relaxing. The hallway flows beautifully into a modern kitchen, a handy utility room, and leads straight out to your very own private east-facing garden—complete with a charming patio for those summer evenings. Full of gorgeous period features, this Freehold gem is a rare find and guaranteed to impress. Opportunities like this don't come around often—don't miss out! Book your viewing today!



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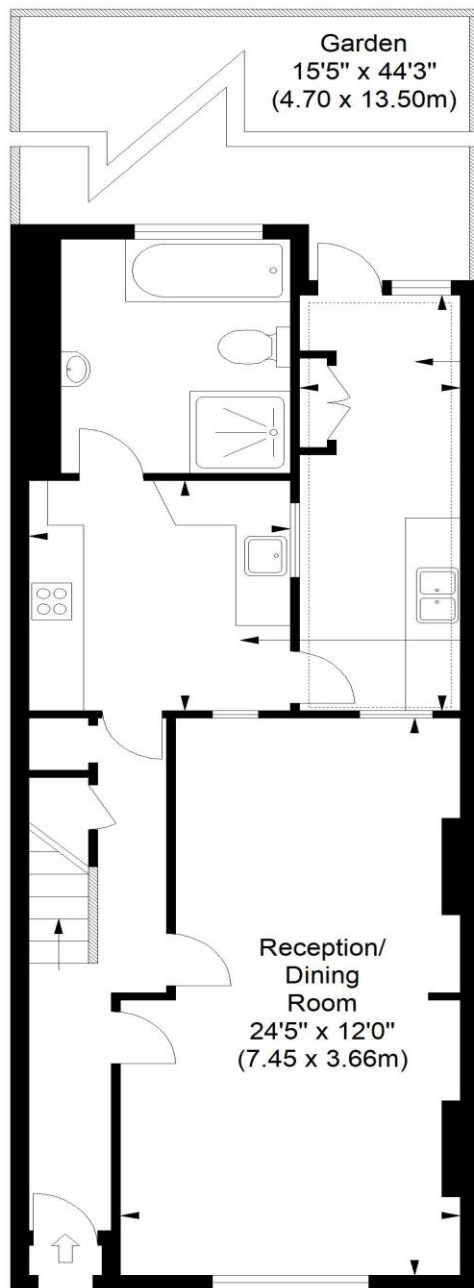
Haydons Road

Approximate Gross Internal Area (Excluding The Conservatory)

1050 sq ft / 97.57 sq m

Approximate Gross Internal Area (Including The Conservatory)

1153 sq ft / 107.09 sq m

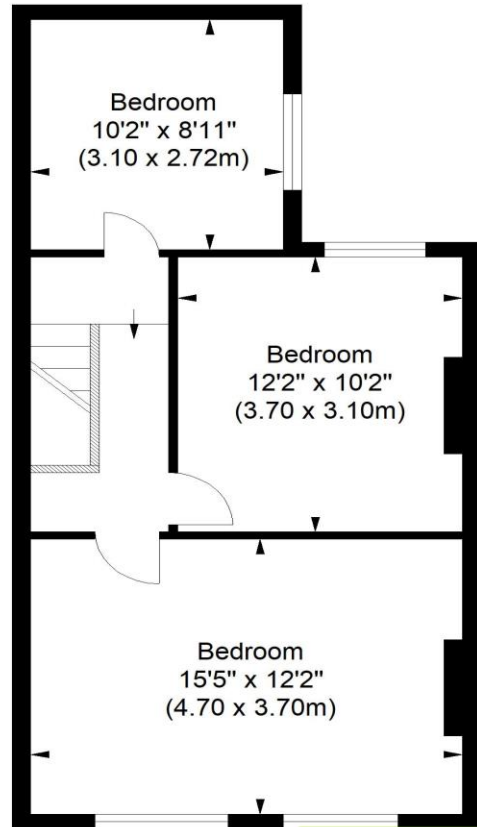


Ground Floor

Conservatory/
Utility Room
18'4" x 5'7"
(5.60 x 1.70m)

Kitchen
12'5" x 10'2"
(3.78 x 3.11m)

Reception/
Dining
Room
24'5" x 12'0"
(7.45 x 3.66m)



First Floor

Bedroom
10'2" x 8'11"
(3.10 x 2.72m)

Bedroom
12'2" x 10'2"
(3.70 x 3.10m)

Bedroom
15'5" x 12'2"
(4.70 x 3.70m)

ILLUSTRATION FOR IDENTIFICATION PURPOSES ONLY

ALL MEASUREMENTS ARE MAXIMUM, AND INCLUDE WINDOW BAYS AND WARDROBES WHERE APPLICABLE
THIS PLAN MUST NOT BE REPRODUCED BY ANY OTHER PERSON WITHOUT PERMISSION

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These particulars are for guidance only and should not be relied upon as a statement or representation of fact. All measurements given are approximate only and should not be relied upon for ordering carpets, equipment etc. Purchasers should satisfy themselves by inspection or otherwise as to the accuracy of the statements contained within. Neither SW19 estate agents Ltd or related companies or their employees can

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confirm structural conditions of the property or that any appliances or other facilities are in working order. Purchasers are strongly recommended to arrange their own survey.

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