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## Wimbledon Park Road London, SW18

Allan Fuller are pleased to offer this delightful first floor maisonette, which is presented in great condition. This charming home offers exceptionally spacious and light accommodation, to include a lovely reception room, with two large picture windows affording lots of light and a feature fireplace, with a separate contemporary fully fitted kitchen with breakfast bar, a modern large bathroom, with bath and separate shower and two double bedrooms, with a third, ideal as a study. A bonus is also its own private patio garden and its own entrance.

Wimbledon Park Road is located within easy walking distance to Southfields Underground & East Putney Underground (District Lines) & Wandsworth High Street with numerous bus routes serving easy access to Clapham Junction, Wandsworth Town Mainline station is also nearby.

Available early September - unfurnished

EPC rating D

Wandsworth council Tax Band E

5 week security deposit required



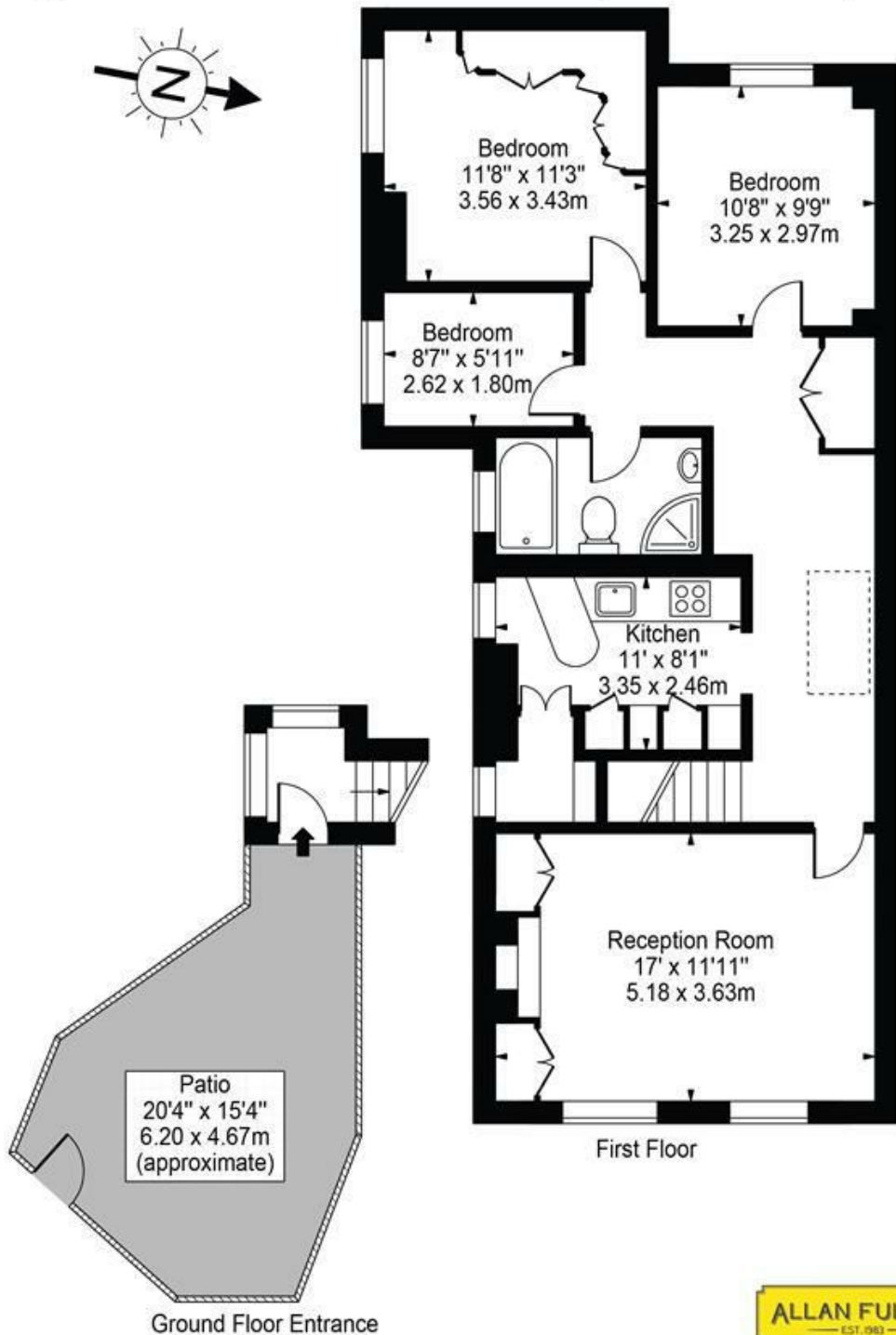
**£2,550 PCM**





# Wimbledon Park Road, SW18

Approx. Gross Internal Area 900 Sq Ft - 83.61 Sq M



For Illustration Purposes Only - Not To Scale Floor Plan by Mira Nikolova Photography

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With regards to any information supplied by us in relation to lease, ground rent and service charge it is essential that you have this information checked by your solicitor. We have transmitted information supplied to us by the vendor of the property but we have not been able to inspect the lease to check its accuracy. Please note that we have not tested any of the equipment or utilities at this property, nothing in these particulars shall be deemed a statement that the property is in good condition or otherwise nor that any of the services or facilities are in good working order. Measurements are approximate they were taken with a sonic tape, are as accurate as possible and usually measured from the widest point of any room. Description provided herein represents the opinion of the author, is given in good faith but should not be constructed as statements of fact. The particulars and photograph are for guidance only.