



Mitcham Road

£375,000

A terrific opportunity to purchase this attractive three bedroom 1930's family home with sunny south west facing garden. The property requires modernisation throughout. Further benefits include two reception rooms, conservatory, double glazing, gas central heating and upstairs bathroom.

*Vacant possession
Council tax band D
EPC rating D*

Mitcham Road

Front

Conservatory 9'2" x 8'2" (2.80 x 2.50)



Reception 1 14'1" x 10'5" (4.30 x 3.20)

Kitchen 9'6" x 5'10" (2.90 x 1.80)



Reception 2 12'5" x 10'2" (3.80 x 3.10)

Bedroom 1 14'1" x 10'2" (4.30 x 3.10)



Mitcham Road

Bedroom 2 12'5" x 10'2" (3.80 x 3.10)

Back



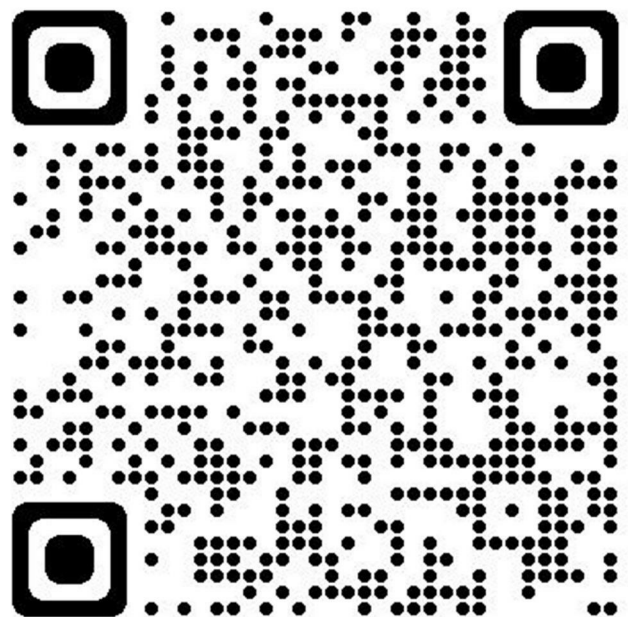
Bedroom 3 7'6" x 5'10" (2.30 x 1.80)

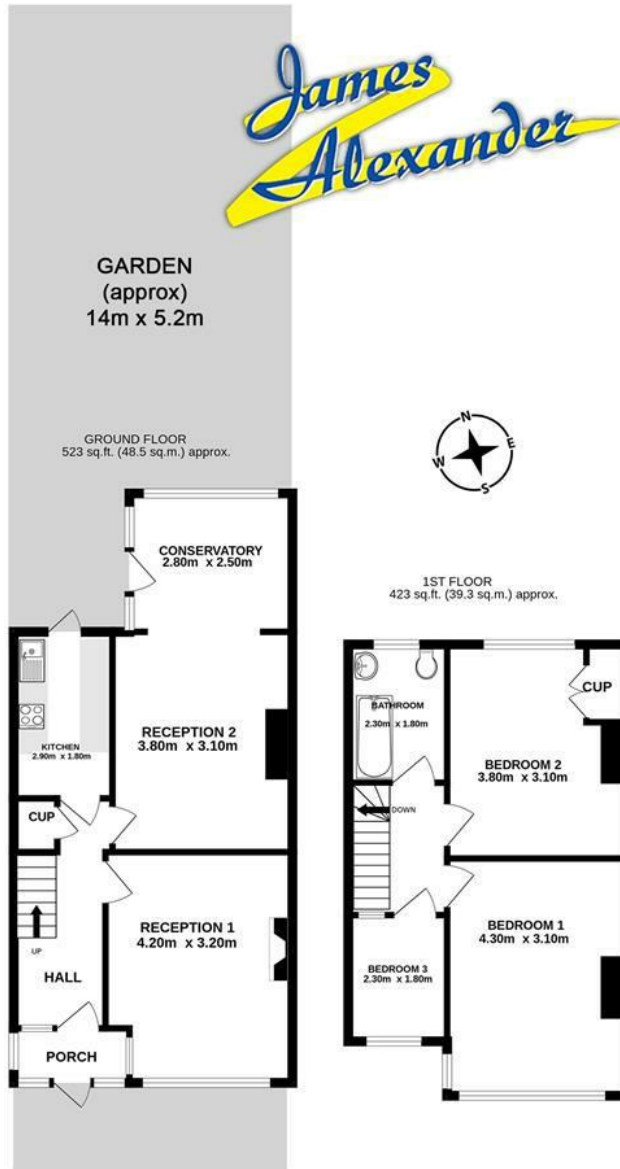
Garden 45'11" x 17'0" (14m x 5.20m)



Bathroom 7'6" x 5'10" (2.30 x 1.80)

Buyers Guide





TOTAL FLOOR AREA : 945 sq.ft. (87.8 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix ©2024

Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		82
(69-80) C	68	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

