

Warren Road Colliers Wood, SW19 2HX

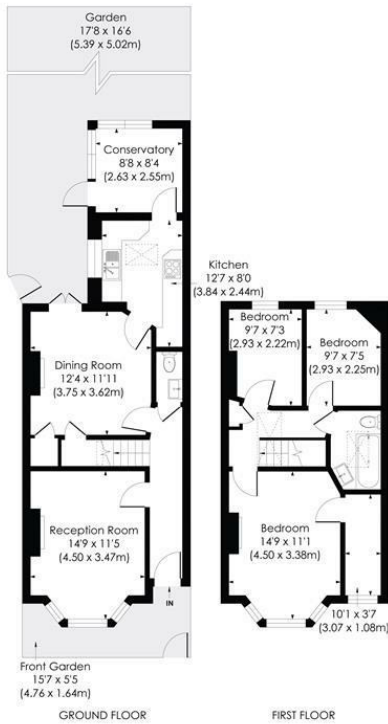
Offers In Excess Of £650,000 Freehold



A Semi Detached, three bedroom, two reception Period family home located on a highly sort after road in the heart of Colliers Wood close to the Tube Station and Tooting High Street with no onward chain. Although the property would certainly benefit from being updated throughout it certainly has huge potential to be extended (subject to planning permissions) and would be ideal for a family looking to move into the SW19 area that have a vision to create the perfect family home. A must see property.

WARREN ROAD, SW19

Approx. Gross Internal Floor Area
1036 Sq. ft./96.2 Sq. m



© Pixangle Property Marketing Ltd. info@pixangle.com Tel: 0208 870 2118



This floor plan has been prepared for the purpose of illustration only in accordance with the latest RICS code of measuring practice and is not to scale. All measurements and areas are approximate and whilst every effort has been made to ensure the accuracy of the plan contained here, no responsibility is taken for any error, omission or misstatement.

- Victorian Semi Detached
- Three Bedrooms
- Two Receptions
- No Onward Chain
- Modernisation Required
- Close To Tube Station
- Potential To Extend (STPP)
- Highly Sought After Road
- Merton Council Tax Band : D
- EPC Rating : E

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			83
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E		47	
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

For Free Mortgage Quote and Best Mortgage Rates, call an Ellisons Mortgage Advisor on 020 8544 0518



Although these particulars are believed to be correct, their accuracy is not guaranteed and they do not form part of any contract.

Celebrating 30 years of successful Sales and Lettings in Merton

