

## Devonshire Road Colliers Wood, SW19 2EN

**£825,000 Freehold**

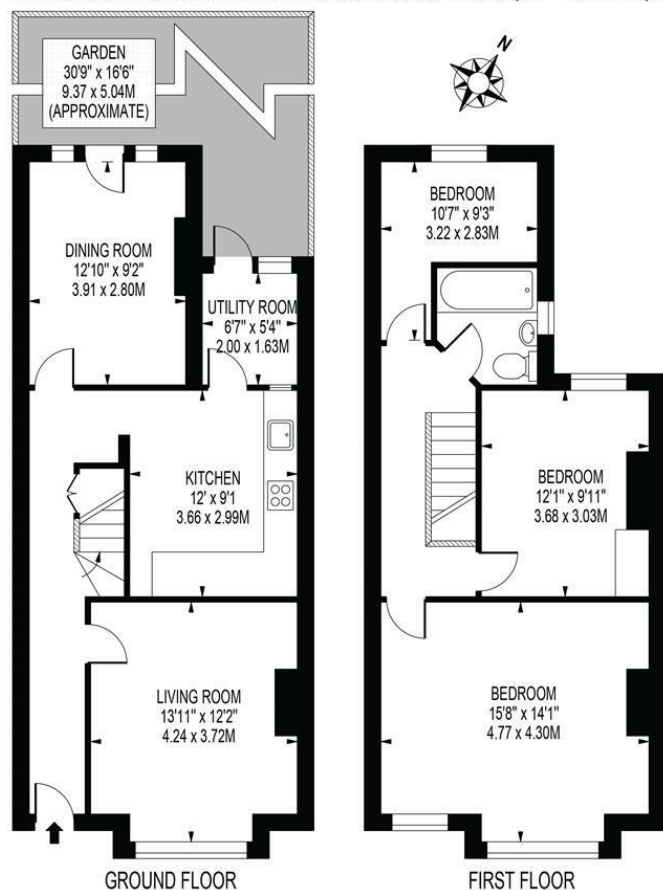


A truly impressive three bedroom Period family home offered with no onward chain, located on a highly sought after tree lined street within easy access of Colliers Wood Tube Station, both Tooting Mainline Station (Thames Link) and High Street, great schools and the many green spaces located around the area. This exceptional property comprises of stripped wood flooring, a spacious lounge with bay window and original windows, dining room with access to the private rear garden which benefits from rear access. Upstairs are three bedrooms, the master of which is certainly going to impress and the fitted family bathroom. The loft is yet to be converted, but certainly with the approved planning could certainly provide another huge bedroom and a further bathroom. Properties of this quality are rare to the market and we urge you to book viewings early to avoid missing out on what we can only say is a truly lovely family home.



## DEVONSHIRE ROAD

APPROXIMATE GROSS INTERNAL FLOOR AREA: 1101 SQ FT - 102.32 SQ M



- Period Family Home
- Three Bedrooms
- Beautiful Original Features
- Two Receptions
- Highly Sought After Location
- Close To Tube Station (Northern Line)
- No Onward Chain
- EPC Rating : TBC
- Merton Council Tax Band : D

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

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