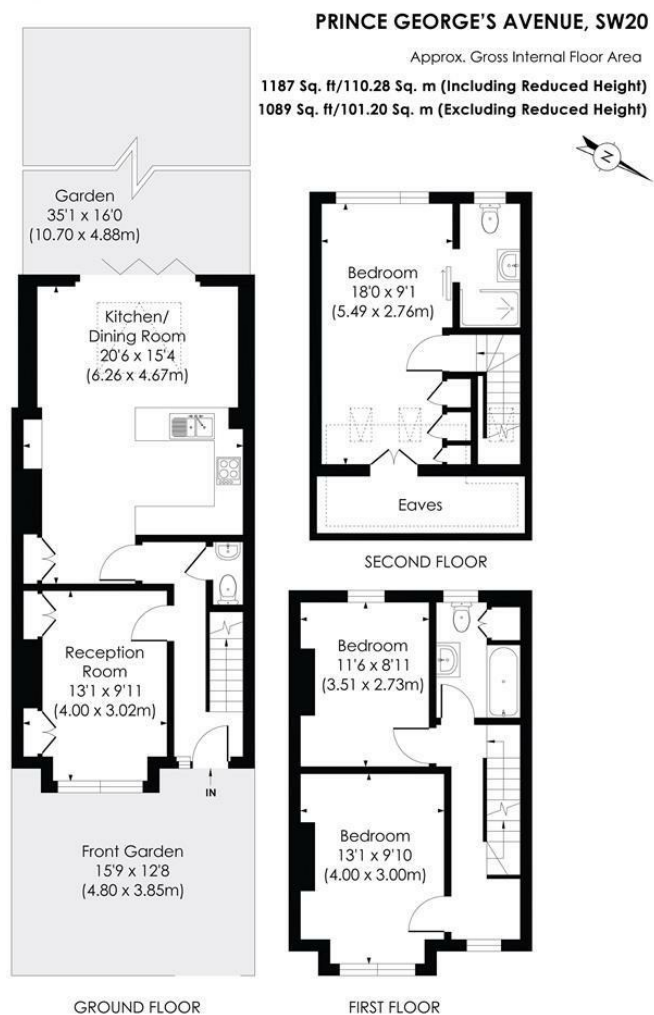


Prince Georges Avenue Raynes Park, SW20 8BQ

Offers Over £975,000 Freehold



This attractive and well-maintained three-bedroom Apostle house, extended into the loft and rear, is ideally located on Prince Georges Avenue, just 0.2 miles from Raynes Park Station and High Street. Beautifully presented throughout, the property offers a separate front reception room, downstairs W.C, and a superb open-plan kitchen/dining/family room with bifolding doors opening onto a landscaped, low-maintenance west-facing garden. The first floor offers two double bedrooms and a modern family bathroom and the loft has been extended into a spacious double bedroom with an en suite. This is an ideal home for families seeking space, style, and convenience.

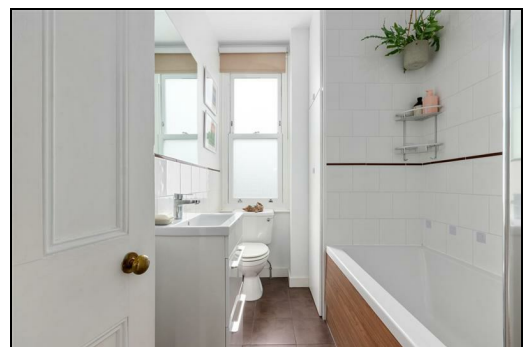


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PROPERTY MARKETING

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.

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- Three Bedroom - Two bathroom
- Beautifully Presented
- Fully Extended
- Apostle House
- Open Plan Kitchen/Dining/Family Room
- Landscaped West Facing Garden
- Downstairs W.C.
- Close To Raynes Park Station & Shops
- EPC - C
- Council Tax Band - D



Energy Efficiency Rating	
Current	Potential
Very energy efficient - lower running costs	
(92 plus) A	
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not energy efficient - higher running costs	
72	80
England & Wales	
EU Directive 2002/91/EC	

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