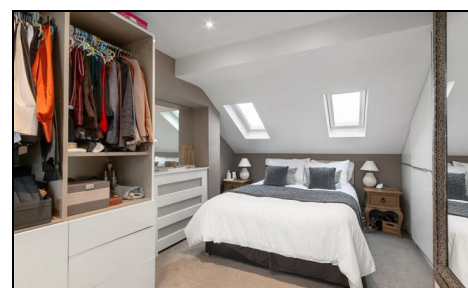


**Gore Road  
Raynes Park, SW20 8JN**

**£875,000 Freehold**



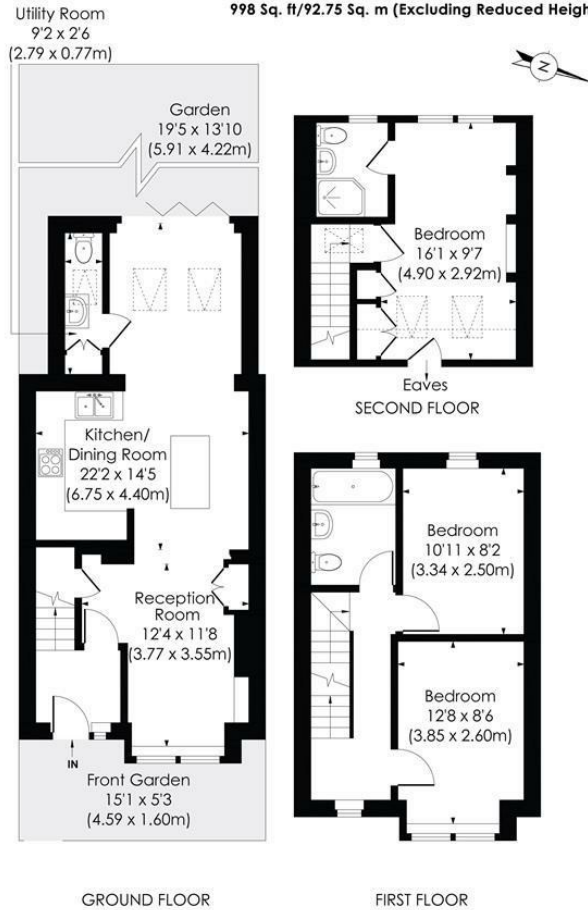
**This attractive, brick fronted THREE DOUBLE BEDROOM, TWO BATHROOM Edwardian Apostle House is perfectly located for Raynes Park High Street and Station (0.1 mile). There is a gorgeous open plan kitchen/dining/family room, with plantation shutters, bi folding doors, downstairs W.C/utility area, modern fitted kitchen with separate island and a low maintenance West facing garden. On the first and second floor there are three good size bedrooms (master with en-suite) and a lovely family bathroom.**

**GORE ROAD, SW20**

Approx. Gross Internal Floor Area

**1027 Sq. ft/95.45 Sq. m (Including Reduced Height)**

**998 Sq. ft/92.75 Sq. m (Excluding Reduced Height)**



**pixangle** 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.

- Three Double Bedrooms - Two Bathroom
- Attractive Brick Fronted Edwardian Apostle House
- 0.1 Miles To Raynes Park Station & High Street
- Low Maintenance West Facing Garden
- Utility Room & Downstairs WC
- Spacious Master Bedroom with En-Suite Shower Room
- Modern Kitchen With Island & Breakfast Bar
- Plantation Shutters - Bi Folding Doors
- EPC Rating - C
- Council Tax Band - E

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C	76	81
(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	

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

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