

Macmillan Way,London SW17 6AU

barnard marcus

welcome to

Macmillan Way, London

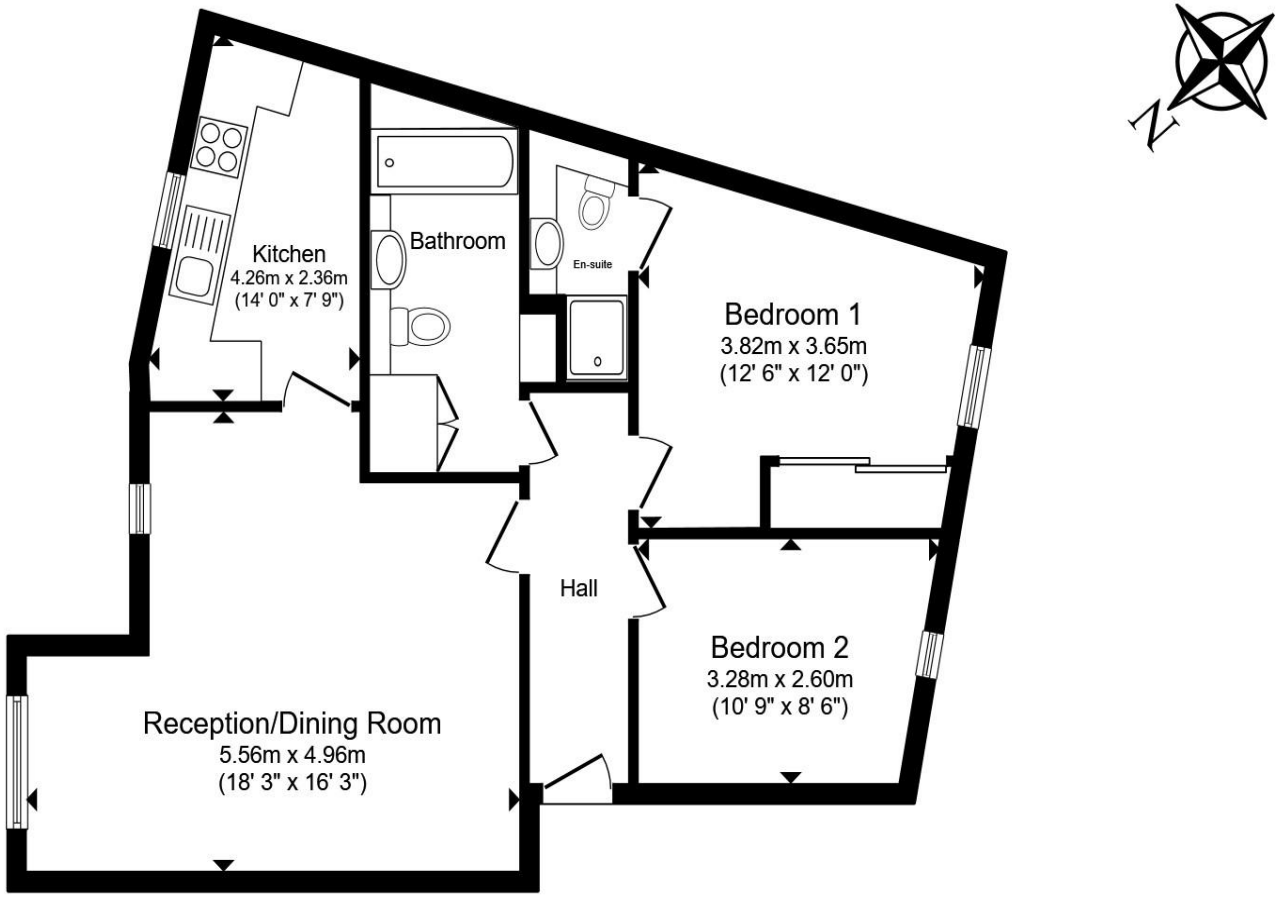
A well-presented, ground floor, purpose built two bedroom, two bathroom apartment situated within the popular Heritage Park development. The property is offered in good condition throughout, making it ideal for buyers seeking a low maintenance home ready to move into.

The accommodation comprises a spacious reception room with ample dining space, a fitted kitchen, two well proportioned bedrooms including a principal bedroom with en-suite shower room, and a family bathroom. The layout is practical and well balanced, suiting both owner-occupiers and investors alike. Set within a well maintained development, the property benefits from its ground-floor position and a convenient location close to local amenities and transport links. An excellent opportunity to secure a comfortable home in a sought after residential setting. Additional benefits include; no onward chain, freshly painted and recently refreshed décor.









Ground Floor

Total floor area 66.9 m² (720 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

barnard marcus

welcome to

Macmillan Way, London

- Share of Freehold
- 2 bedrooms, 2 bathrooms
- Modern decor
- Sought after location, with two parking permits
- No onward chain

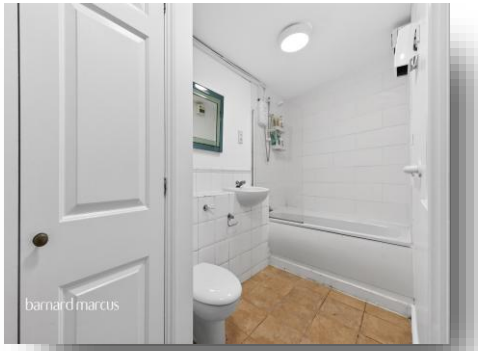
Tenure: Leasehold EPC Rating: C
Council Tax Band: D Service Charge: 3100.00
Ground Rent: 280.00

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

£425,000









Please note the marker reflects the postcode not the actual property

view this property online barnardmarcus.co.uk/Property/TTG109015

The Property Ombudsman

Property Ref:
TTG109015 - 0013

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

barnard marcus

020 8682 1161

Tooting@barnardmarcus.co.uk

248 Upper Tooting Road, Tooting, London, SW17 7EX

barnardmarcus.co.uk

Barnard Marcus is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Witan Gate House, 500-600 Witan Gate West, Milton Keynes, MK9 1GF. VAT Registration Number is 500 2481 05.