



WATERY LANE, SW20

£675,000

Terraced cottage
Front and rear gardens
Garage
Two double bedrooms
Excellent condition
Energy rating: d

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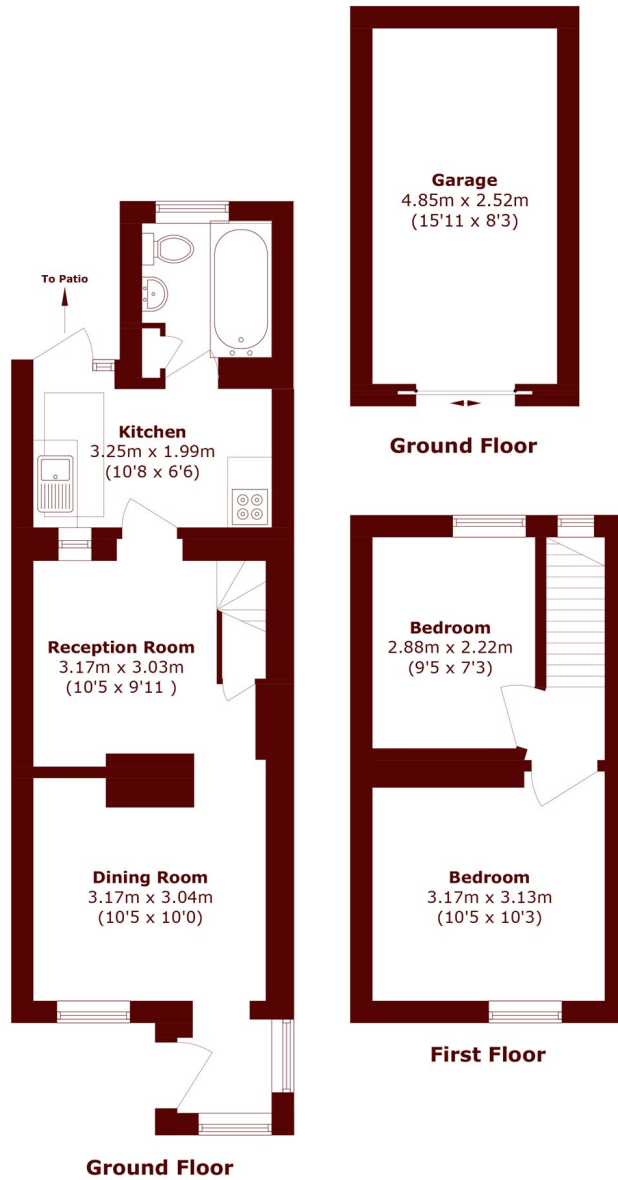
ABOUT THE PROPERTY

A rare and characterful two bedroom terraced cottage tucked away in the heart of Merton Park, offered in excellent condition throughout. Set behind a wonderfully mature, south facing front garden with remarkable tree cover that creates a real sense of seclusion and privacy, it's hard to believe you're in London. A private driveway and garage complete an exceptional package for the area.

The bright ground floor comprises a front-facing reception room, a rear reception room, and a well-equipped kitchen leading out to a paved rear patio. A downstairs bathroom/WC completes the ground floor. Upstairs, two good-sized double bedrooms with characterful sloping ceilings enjoy a peaceful outlook.



STEP INSIDE WATERY LANE



Total area (approx.): 52.8 sq. m (568.3 sq. ft)
Garage area (approx.): 12.2 sq. m (131.3 sq. ft)

Wimbledon
020 8879 6660

Energy Rating: D We aim to make our particulars both accurate and reliable. However, they are not guaranteed; nor do they form part of an offer or contract. If you require clarification on any points then please contact us, especially if you're traveling some distance to view. Please note that appliances and heating systems have not been tested and therefore no warranties can be given as to their good working order

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