



www.centro-pic.uk | Telephone 020 8401 5000  
 www.christiesworld.com | Telephone 020 8643 7777

MAYFAIR OFFICE.CO.UK

onTheMarket.com

zoopla.co.uk

rightmove

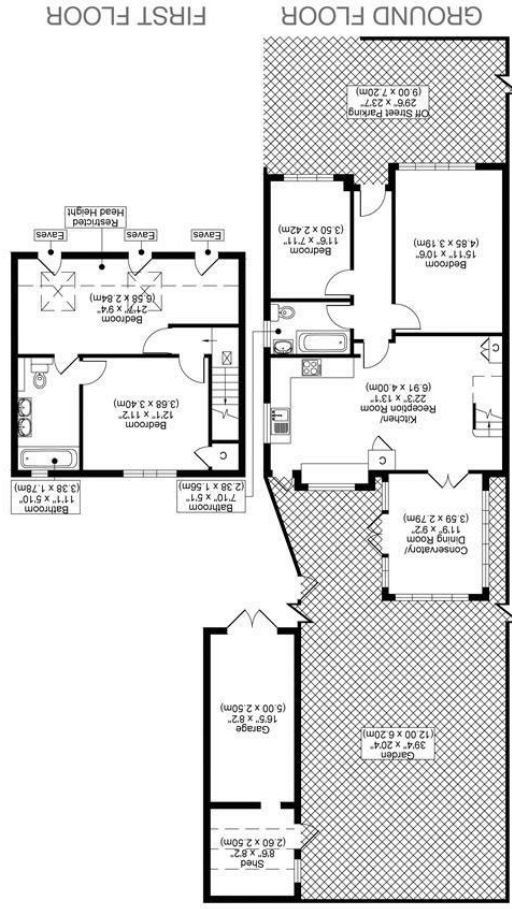
RICS

The Property Ombudsman

CHRISTIES

optica  
 MEDIA  
 opticmedia.co.uk

All measurements, walls, doors, windows, fittings and their appliances, their size and locations are shown conventionally and are approximate only and cannot be regarded as being a representation either by the seller or his agent.



GRANNELL ROAD, SM1  
 TOTAL APPROX FLOOR PLAN AREA INCLUDING SHED/GARAGE/RESTRICTED HEAD HEIGHT 1423 SQ.FT (132 SQ.M)  
 TOTAL APPROX FLOOR PLAN AREA EXCLUDING SHED/GARAGE/RESTRICTED HEAD HEIGHT 1156 SQ.FT (107 SQ.M)



CHRISTIES



# GRENNELL ROAD, SUTTON SM1 3DW

OFFERS IN EXCESS OF £650,000

LOCATED ON THE SOUGHT-AFTER GRENNELL ROAD IN SUTTON, THIS BEAUTIFULLY PRESENTED SEMI-DETACHED CHALET BUNGALOW OFFERS SPACIOUS AND VERSATILE ACCOMMODATION, IDEAL FOR MODERN FAMILY LIVING.

THE PROPERTY BOASTS FOUR WELL-PROPORTIONED BEDROOMS, PROVIDING FLEXIBILITY FOR GROWING FAMILIES, GUESTS, OR THOSE WORKING FROM HOME. AT THE HEART OF THE HOME IS A GENEROUS RECEPTION ROOM, CREATING A BRIGHT AND INVITING SPACE PERFECT FOR BOTH RELAXING AND ENTERTAINING.

THE PROPERTY FURTHER BENEFITS FROM TWO STYLISHLY APPOINTED BATHROOMS, THOUGHTFULLY DESIGNED TO ACCOMMODATE BUSY HOUSEHOLDS WITH EASE.

HAVING BEEN RECENTLY RENOVATED THROUGHOUT, THE HOME IS PRESENTED IN EXCELLENT CONDITION, FEATURING CONTEMPORARY FINISHES AND A WELL-CONSIDERED LAYOUT THAT MAXIMISES BOTH SPACE AND NATURAL LIGHT. EACH ROOM FLOWS SEAMLESSLY INTO THE NEXT, CREATING A COMFORTABLE AND PRACTICAL LIVING ENVIRONMENT.

POSITIONED IN A DESIRABLE RESIDENTIAL LOCATION, THE PROPERTY IS CONVENIENTLY CLOSE TO A RANGE OF LOCAL AMENITIES, WELL-REGARDED SCHOOLS, AND TRANSPORT LINKS, MAKING IT AN IDEAL CHOICE FOR FAMILIES AND COMMUTERS ALIKE.

THIS IS A FANTASTIC OPPORTUNITY TO ACQUIRE A STYLISH AND SPACIOUS HOME IN A POPULAR SUTTON LOCATION. EARLY VIEWING IS HIGHLY RECOMMENDED TO FULLY APPRECIATE ALL THAT THIS IMPRESSIVE PROPERTY HAS TO OFFER.

- FOUR BEDROOMS
- TWO BATHROOMS
- STUNNING CONDITION
- RECENTLY RENOVATED
- COUNCIL TAX BAND D
- EPC RATING C

