

Cromwells



Southwood Close, Worcester Park, KT4 8QH
Guide Price £439,950

Situated in a cul de sac overlooking a pretty square is this 3 bedroom terraced family home. The property benefits from the addition of a modern ensuite wet room to the master bedroom, along with a modern family bathroom, private rear garden and garage. Located ideally utilising both Worcester Park and North Cheam amenities including bus routes, Worcester Park mainline station and local schools.

Cul de Sac Location · Garage en Bloc ·
2 Bathrooms · Private Rear Garden

Entrance Porch -

Storage cupboard, front door.

Hallway -

Front door, wood-effect flooring, coved ceiling, double-panel radiator, stairs to first floor, door to:

Kitchen - 10' 3" x 6' 6" (3.12m x 1.98m)

Wall-mounted Shaker style units with matching cupboards and drawers below, inset stainless steel 1.5 bowl sink with matching drainer, work surfaces, integrated oven with hob and extractor fan above, space and plumbing for washing machine, dishwasher and space for fridge freezer, UPVC double glazed window to front, part-tiled walls, tiled flooring.

Lounge/Diner - 17' 9" x 13' 9" (5.41m x 4.19m)

UPVC double glazed doors and windows to garden, wood effect flooring, decorative picture rail, coved ceiling, radiator with decorative cover, understairs storage.

Landing -

Loft access, large storage cupboard, wood flooring, door to:



Bedroom 1 - 11' 7" x 8' 5" (3.53m x 2.56m)

UPVC double glazed window to front aspect, blinds, fitted wardrobe, wood effect flooring, double-panel radiator, door to:

Ensuite Wet Room -

Modern shower with hand shower attachment, low-level WC, wash hand basin with storage below, wall-mounted chrome, heated towel rail, tiled walls and floor, extractor fan.

Bedroom 2 - 10' 8" x 7' 3" (3.25m x 2.21m)

UPVC double glazed window to rear aspect, double-panel radiator, fitted wardrobe, wood effect flooring.

Bedroom 3 - 7' 8" x 6' 3" (2.34m x 1.90m)

UPVC double glazed window to rear aspect, double-panel radiator, wood effect flooring.

Bathroom -

Modern 3-piece suite comprising a tile-enclosed bath with shower overhead, low-level WC, wall-mounted wash basin with storage below, wall-mounted chrome heated towel rail, tiled walls and floor, extractor fan.

Outside

Rear Garden -

Fence-enclosed, mainly laid to artificial lawn, paved patio area, mature shrub borders, wooden shed, outside tap.

Front garden -

Mainly laid to lawn.

Garage en Bloc



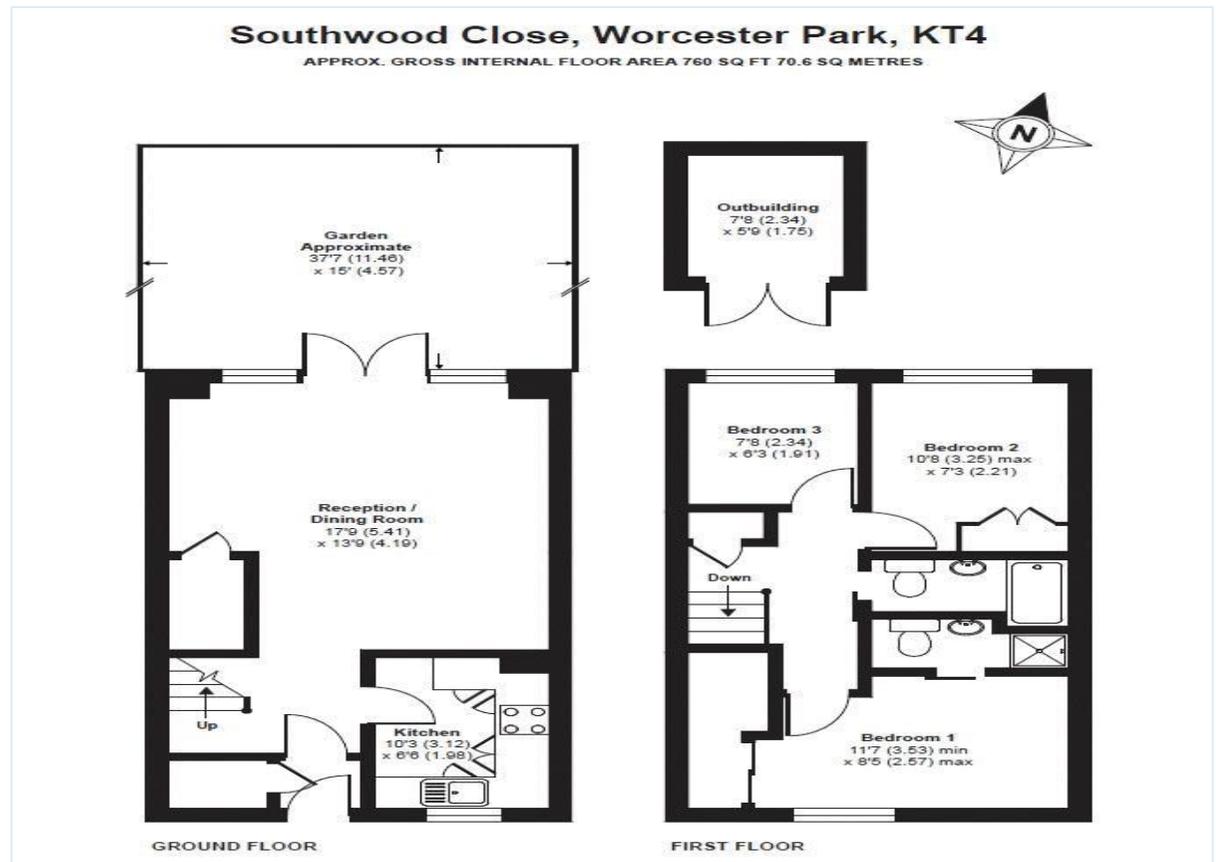
Council Tax - D
 Tenure - Freehold
 Square Foot - 760 sq ft (70.6 sq ms)

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		86 B
69-80	C	73 C	
55-68	D		
39-54	E		
21-38	F		
1-20	G		

