



Wharfedale Gardens, Thornton Heath CR7 6LB

welcome to

Wharfedale Gardens, Thornton Heath

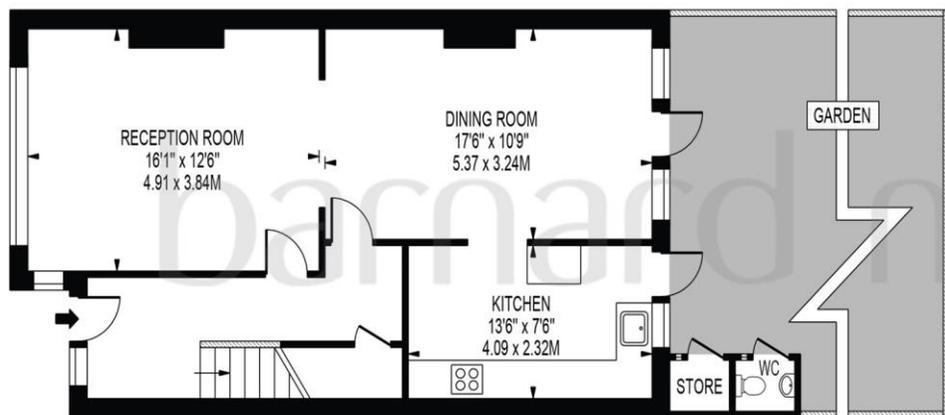
A stylish and spacious family home in a sought-after Thornton Heath location, offering bright interiors, a landscaped garden, and excellent access to transport, schools, and local amenities. This beautifully presented home on Wharfedale Gardens, offers a harmonious blend of modern comfort and practical living in a well-connected South London neighbourhood. The property welcomes you with a spacious and light-filled reception area that flows effortlessly into a dedicated dining space-ideal for both relaxed family evenings and entertaining guests. A thoughtfully designed kitchen provides ample storage, making it a pleasure to cook and create in. Upstairs, the bedrooms are generously proportioned and bathed in natural light, offering peaceful retreats for rest and relaxation. The master bedroom benefits from built-in wardrobes, while the additional rooms are versatile enough to accommodate family, guests, or a home office. A stylish bathroom completes the interior, featuring contemporary fittings and a clean, elegant design. The rear garden is a standout feature-landscaped to offer privacy and tranquillity, it's perfect for enjoying sunny afternoons or hosting gatherings and benefits from both a storage cupboard and outside w/c for that extra convenience.



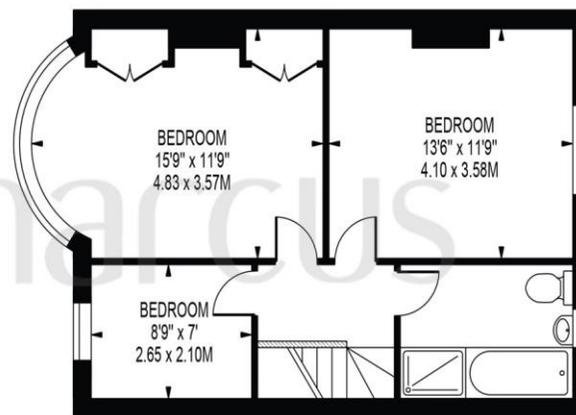
Located in Thornton Heath, Wharfedale Gardens enjoys excellent transport links, with Thornton Heath station just a short walk away, offering direct services to London Victoria and London Bridge. The area is well-served by bus routes and road connections, making commuting and travel straightforward. Families will find a range of highly regarded schools nearby, including Ecclesbourne Primary School and Harris Academy South Norwood, both known for their strong academic reputations. For outdoor leisure, Grangewood Park and Norwood Grove Recreation Ground provide green spaces for walks, sports, and community events. Local amenities are plentiful, with a variety of shops, cafes, and restaurants catering to diverse tastes. From independent eateries to convenient supermarkets, everything you need is within easy reach. This property offers a rare opportunity to enjoy modern living in a vibrant and well-connected community—perfect for families, professionals, or anyone seeking a balanced lifestyle in South London.

WHARFEDALE GARDENS

APPROXIMATE GROSS INTERNAL FLOOR AREA: 1163 SQ FT - 108.03 SQ M
(EXCLUDING STORE & WC)



GROUND FLOOR



FIRST FLOOR

FOR ILLUSTRATION PURPOSES ONLY

THIS FLOOR PLAN SHOULD BE USED AS A GENERAL OUTLINE FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE IN WHOLE OR IN PART AN OFFER OR CONTRACT.
ANY INTENDING PURCHASER OR LESSEE SHOULD SATISFY THEMSELVES BY INSPECTION, SEARCHES, ENQUIRIES AND FULL SURVEY AS TO THE CORRECTNESS OF EACH STATEMENT.
ANY AREAS, MEASUREMENTS OR DISTANCES QUOTED ARE APPROXIMATE AND SHOULD NOT BE USED TO VALUE A PROPERTY OR BE THE BASIS OF ANY SALE OR LET.



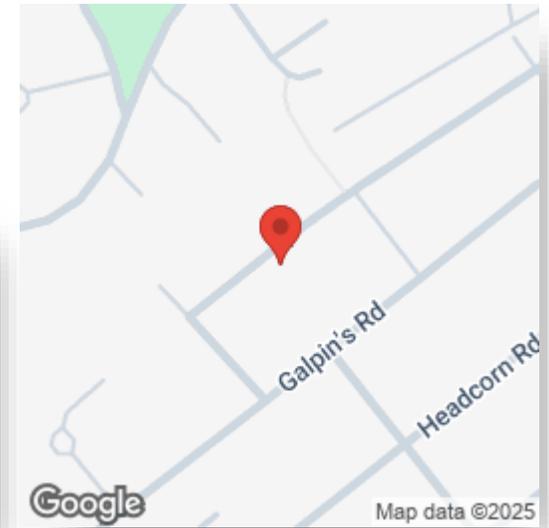
welcome to

Wharfedale Gardens, Thornton Heath

- Mid-terrace
- Three bedrooms
- Private landscaped garden with outside w/c
- Excellent location near transport links, schools, parks, and local amenities
- Bright and airy

Tenure: Freehold EPC Rating: Awaited
Council Tax Band: D

offers in excess of
£525,000



Please note the marker reflects the
postcode not the actual property

view this property online barnardmarcus.co.uk/Property/THH114321



Property Ref:
THH114321 - 0003

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.



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