



barnard marcus

Glenavon Court, St. Philips Avenue, Worcester Park, KT4 8JY

welcome to

Glenavon Court, St. Philips Avenue, Worcester Park

A rare to market 2 double bedroom ground floor maisonette located only 0.4 miles to Worcester Park Station. Benefits include a private rear garden, off street parking for up to 3 vehicles and long lease. Immediate Inspection Recommended.





Ground Floor



Very few properties offer as much as Glenavon Court.

Located on the periphery of the Worcester Park high street, this spacious ground floor maisonette is offered to the market in good order throughout and further benefits from off street parking, private rear garden, and long lease.

The accommodation comprises a generous reception room double doors leading directly out to a private rear garden - perfect for summer dining and outdoor enjoyment. The fitted kitchen is conveniently positioned and offers ample workspace and storage. There are two well-proportioned bedrooms, including a comfortable principal bedroom with fitted storage and a second bedroom ideal for guests, a home office or additional living space. A family bathroom and a welcoming hallway complete the internal layout.

Externally, the property truly stands out, boasting a private rear garden as well as off-street parking for up to three vehicles - a rare and highly sought-after feature.

St Philips Avenue is ideally positioned on a popular tree lined road within a short distance from Worcester Park high street, with a varied selection of shops and amenities along with Worcester Park mainline station (Zone 4), bus routes, nurseries and schools.

Total floor area 58.2 m² (626 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



welcome to

Glenavon Court, St. Philips Avenue, Worcester Park

- Ground floor maisonette
- Two Double Bedrooms
- Spacious reception room with garden access
- Private rear garden
- Off-street parking for up to three vehicles

Tenure: Leasehold EPC Rating: C

Council Tax Band: C Service Charge: Ask Agent

Ground Rent: 12.00

This is a Leasehold property with details as follows; Term of Lease 999 years from 29 Sep 1960. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

guide price

£400,000



Please note the marker reflects the postcode not the actual property

view this property online barnardmarcus.co.uk/Property/WCP108428



Property Ref:
WCP108428 - 0004

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Barnard Marcus is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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