Ellisons

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Laburnum Road
Colliers Wood, SW19 1BH

£450,000 Leasehold - Share of Freehold









A truly stunning and beautifully presented two double bedroom, split level Period flat with long lease and a share of the freehold. The property comprises of a newly fitted kitchen, separate W/C, spacious lounge/diner with feature fireplace and the first of the two bedrooms, the loft has been converted to create a stunning master bedroom with fitted wardrobes and a modern fitted bathroom. This gorgeous property is Situated on a popular very quiet residential road, moments from Colliers Wood High Street and Tube Station. A fantastic purchase for first time buyers looking to get onto the SW19 property market.

LABURNUM ROAD

APPROXIMATE TOTAL INTERNAL FLOOR AREA: **700 SQ FT - 65.04 SQ M**
(INCLUDING EAVES STORAGE)
APPROXIMATE GROSS INTERNAL FLOOR AREA OF EAVES STORAGE: **43 SQ FT - 4.00 SQ M**

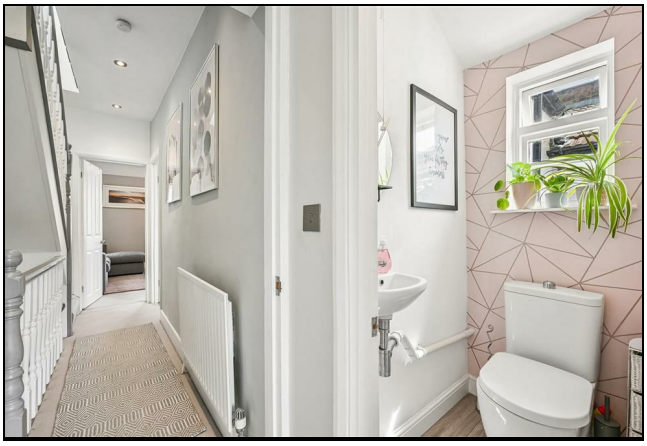


FOR ILLUSTRATION PURPOSES ONLY

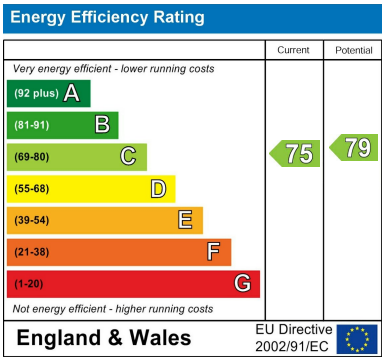
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- Period Conversion Flat
- Two Double Bedrooms
- Share of Freehold
- Beautifully Presented
- Fantastic Location
- Close To Tube Station
- EPC Rating : C
- Merton Council Tax Band : C
- Lease : 99 Years From 05 December 2008
- Buildings Insurance : £300 Per Annum (2026)



For Free Mortgage Quote and Best Mortgage Rates, call an Ellisons Mortgage Advisor on 020 8544 0518

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Although these particulars are believed to be correct, their accuracy is not guaranteed and they do not form part of any contract.

Celebrating 30 years of successful Sales and Lettings in Merton

30 YEARS 1989–2019