

Erridge Road, SW19

£1,350,000

Dexters



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An exceptional five double bedroom, semi detached house, complete with off street parking for multiple cars. The house has been extended to the side, rear and loft, and benefits further from an integral garage.

The ground floor is accessed through an entrance hallway which leads to a large reception room to the front of the house and an integral garage. To the rear, the owners have extended to create an expansive open plan kitchen/ dining/reception room with underfloor heating, a large utility room, separate w/c and bi-folding doors leading to the rear garden.

The first floor has four bedrooms and two bathrooms, one of which benefits from a dressing area and Ensuite bathroom. The loft has been further extended to create another generous double bedroom, complete with en-suite bathroom and eaves storage.

The garden has been tastefully landscaped and is laid with tiles and artificial grass. The front of the house is block paved with space for multiple vehicles and a lawn area.

Erridge Road is located in the heart of Merton Park, within close proximity to a number of great schools. Within close proximity to excellent transport links, including the Northern Line and the Thameslink.

Features

Five Double Bedrooms
Three Bathrooms
Semi Detached
Off Street Parking
Side, Loft & Rear Extended
No Forward Chain





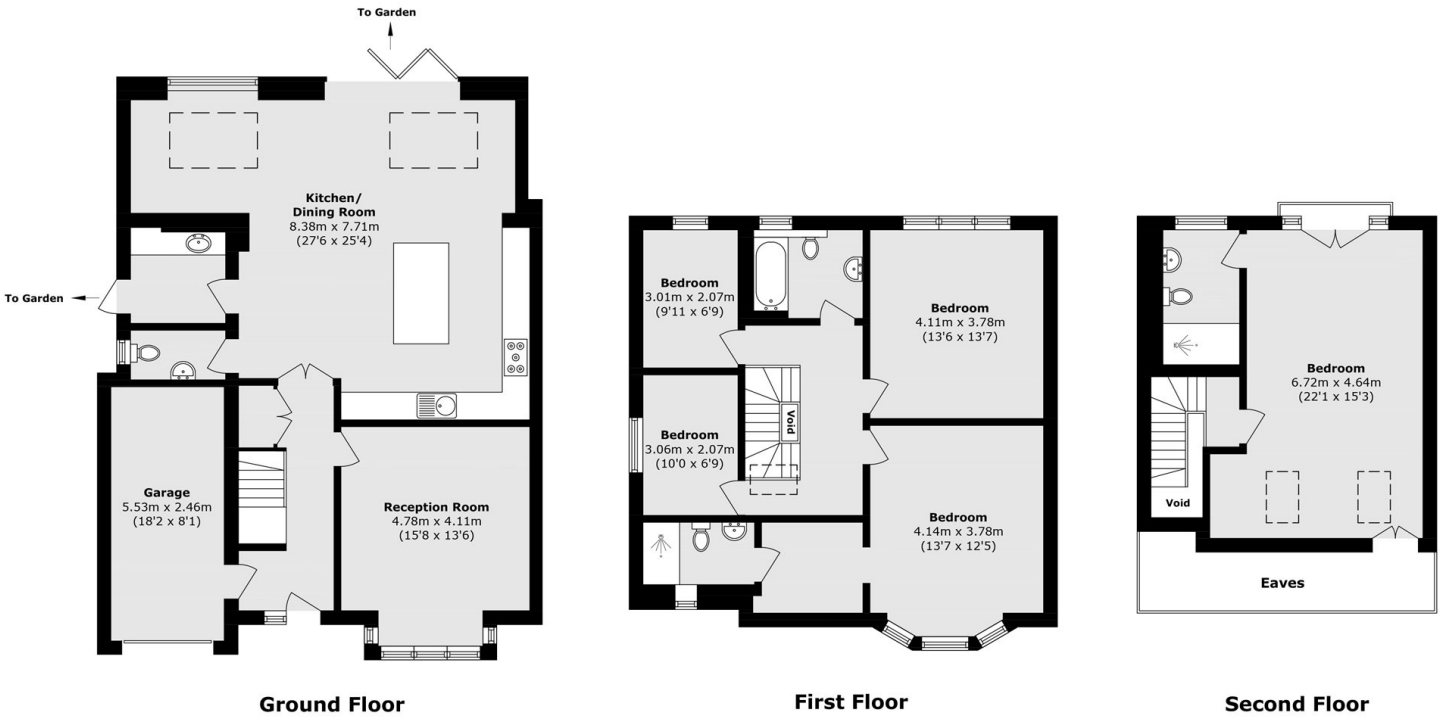








Erridge Road,
London, SW19



Total area (approx.): 213.6 sq. m (2299.2 sq. ft)
(Including Garage)
(Excluding Voids & Eaves)

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Wimbledon
12 The Broadway
London
SW19 1RF

Sales
020 8545 8580

Energy Rating: C. We aim to make our particulars both accurate and reliable. However they are not guaranteed; nor do they form part of an offer or contract. If you require clarification on any points then please contact us, especially if you're traveling some distance to view. Please note that appliances and heating systems have not been tested and therefore no warranties can be given as to their good working order.

RICS Regulated Estate Agent and Letting Agent

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