6 Northwood Road, Carshalton, SM5 3JA

Guide price £875,000

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WH WATSON HOMES
Estate Agents

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Watson Homes are delighted to offer this spacious five bedroom semi detached family house which has been the subject of an extensive wrap around extension. The property offers well planned accommodation including a side annex with a kitchen area and shower room, a downstairs WC, an en-suite shower room, a larger than average rear garden and ample off street parking.

This stunning property is located in a sought after residential road close to a wealth of shops, public transport links, parks and highly regarded schools. * Internal viewings are strongly recommended *

Accommodation

Obscure double glazed composite front door to..

Spacious entrance hall
Karndean flooring, UPVC double glazed windows to front aspect, radiator, wall mounted digital thermostat.

Lounge
UPVC double glazed leaded light bay window to front aspect, double panel radiator, picture rail, coved ceiling and ceiling rose, fireplace.

Dining room
UPVC double glazed patio doors to rear aspect, double panel radiator, Karndean flooring, picture rail, coved ceiling.

Kitchen/diner/family area
Range of fitted wooden wall units with matching cupboards and drawers below, granite effect worktops with inlaid sink and chrome mixer tap with hose attachment, inlaid induction hob with extractor fan above and oven/grill/microwave at side, island with breakfast bar, integrated dishwasher, Karndean flooring, radiators, feature skylight, UPVC double glazed patio doors to rear aspect.

Utility area
Space and plumbing for washing machine, Karndean flooring, fitted shelving.

Downstairs WC
Consisting of low-level push button flush WC, wash hand basin with chrome mixer tap and storage cupboards below, UPVC double glazed window to side aspect, extractor fan.

Side annex

Bedroom
UPVC double glazed window to front aspect and obscure double glazed door to side.

Shower room
Consisting of tiled cubicle with thermostatic shower, wash hand basin with chrome mixer tap and storage cupboards below, low-level push button flush WC, cupboard housing “Worcester” boiler.

Kitchenette
Fitted storage cupboards with granite effect worktop and inlaid stainless steel sink with chrome mixer tap.

Stairs to 1st floor landing

Main bedroom
UPVC double glazed leaded light bay window to front aspect, double panel radiator, picture rail.

Access to spacious wardrobe with feature porthole window to front.

Ensuite shower room
Consisting of tiled walk in cubicle with thermostatic shower, wash hand basin with chrome mixer tap and storage cupboards below, low-level push button flush WC, heated chrome towel rail, tiled flooring, extractor fan.

Bedroom two
UPVC double glazed window to rear aspect, double panel radiator, picture rail, coved ceiling.

Bedroom three
UPVC double glazed leaded light window to front aspect, double panel radiator.

Bedroom four
UPVC double glazed window to rear aspect, double panel radiator.

Family Bathroom
Spacious suite consisting of clawfoot roll top bathtub with Victorian style chrome mixer tap and shower attachment, low-level flush WC, pedestal wash hand basin with chrome taps, heated chrome towel rail, tiled flooring.

Rear garden – approximately 100ft
Large paved patio area with steps leading to lawn section, mature shrubs bordering, fence enclosed, outside power and water supply, gated side access.

Front
Driveway providing off street parking for 3 vehicles.

BUYER’S INFORMATION
Under UK law, estate agents are legally required to conduct Anti-Money Laundering (AML) checks on buyers and sellers to comply with regulations. These checks are mandatory, and estate agents can face penalties if they fail to perform them. We use the services of a third party to help conduct these checks thoroughly. As such there is a charge of £54 including vat, per person. Please note, we are unable to issue a memorandum of sale until these checks are complete

Floor Plan

Additional Information

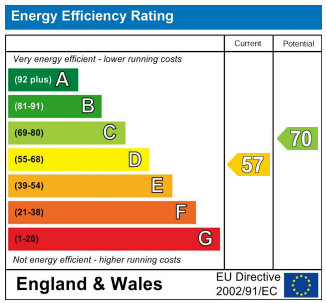
The property has a partly boarded and insulated loft with a pull down loft ladder.

The combi boiler is about 7 years old, it was serviced last summer and they have it serviced once a year.

The property has a new fuse box.

There are no parking permits on the road.

The seller currently lives at the property and is downsizing.



Viewing

Please contact our Watson Homes Carshalton Beeches Office on 020 4537 3222 if you wish to arrange a viewing appointment for this

The information provided within these property details has been supplied by the vendor and is intended as a general guide only. Whilst we make every effort to ensure accuracy, we cannot guarantee the completeness or correctness of the information, including but not limited to boundaries, services, installations, or dates of works such as boiler installation. All prospective purchasers should satisfy themselves by inspection, survey, and/or independent enquiries. This information does not form part of any offer or contract, and no reliance should be placed upon it as statements of fact.

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