



Commonside East, Mitcham, CR4 1HD
Offers in excess of £575,000 Freehold

 4
  2
  2
  C

Nestled in the charming area of Mitcham, this delightful home offers a perfect blend of comfort and convenience. Built in 1930's, the property boasts a spacious layout spread over three storeys, making it an ideal family home. With four well-proportioned bedrooms and two bathrooms, there is ample space for both relaxation and daily living.

The ground floor features a spacious entrance hall, two reception rooms, garden room, extended kitchen, cloakroom. The property faces onto the picturesque Mitcham Common & is a short walk to St Mark's Academy.

For those who commute, the house is conveniently located under a mile from the nearest station, ensuring easy access to transport links. Additionally, parking is available for two vehicles at the rear, a valuable feature in this bustling area.

This property presents a wonderful opportunity for families seeking a spacious home in a desirable location.

Entrance Porch

Entrance Hall

Living Room

15' x 10'6 (4.57m x 3.20m)

Dining Room

12' x 10'5 (3.66m x 3.18m)

Garden Room

8'8 x 7'9 (2.64m x 2.36m)

Kitchen

20'8 x 8'9 (6.30m x 2.67m)

Cloakroom

First Floor Landing

Bedroom

15' x 12'7 (4.57m x 3.84m)

Bedroom

12'1 x 10'6 (3.68m x 3.20m)

Bedroom

8'10 x 8' (2.69m x 2.44m)

Bathroom

8'7 x 7'8 (2.62m x 2.34m)

Second Floor Landing

Bedroom

19' x 12'5 (5.79m x 3.78m)

En-Suite

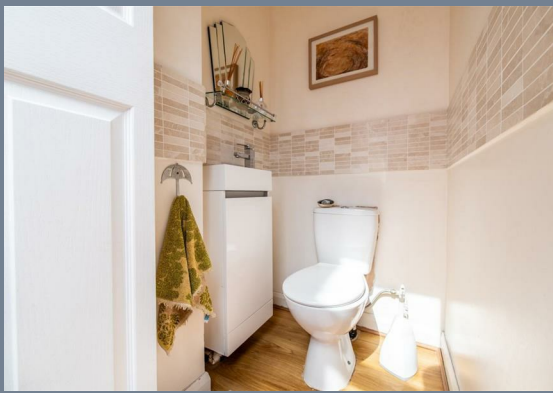
9' x 6'7 (2.74m x 2.01m)

Garden

Parking

Tenure: Freehold

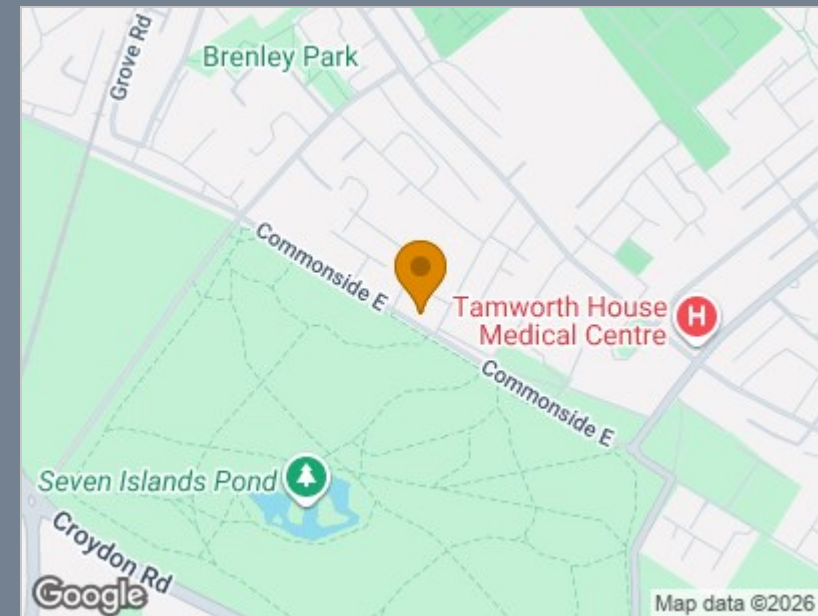
Council Tax: Band D







Total area: approx. 142.5 sq. metres (1533.6 sq. feet)



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		84
(69-80) C	76	
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

Viewing

Please contact The Homes Group Office on 01322 875000 if you wish to arrange a viewing appointment for this property or require further information.

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.