



STERNHOLD AVENUE, SW2

£700,000

- Telford Park Area
- Two Double Bedrooms
- Private Garden
- Home Office
- Share Of Freehold
- Energy Rating: C



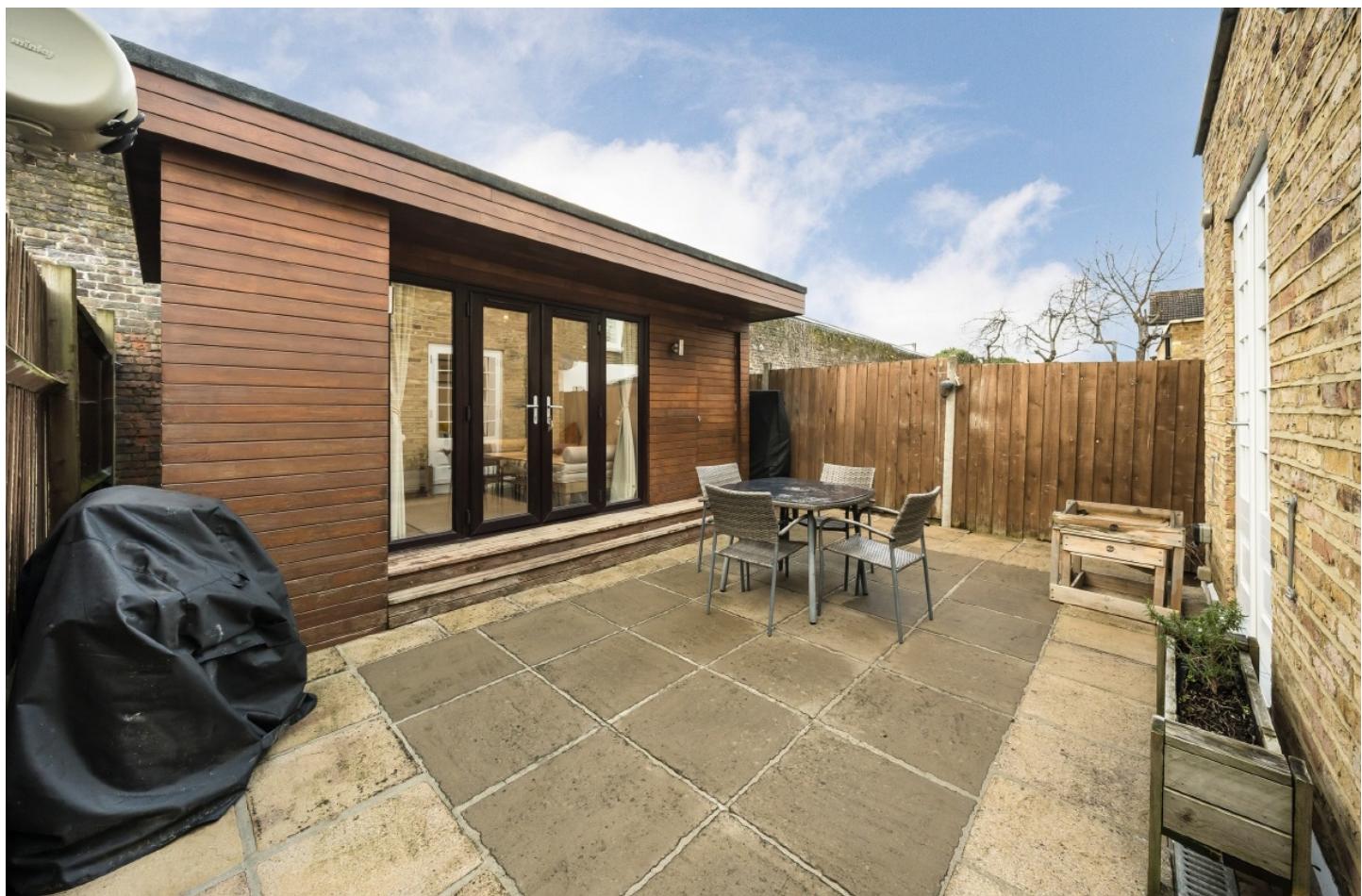


## ABOUT THE HOME

An immaculate split level two double bedroom flat that offers a spacious open plan kitchen/ living room, a modern bathroom as well as a separate downstairs WC and a private garden. Further benefits include a garden home office, a private entrance and side access.

Located on Sternhold Avenue in the Telford Park area this lovely property is well placed for easy access to both Balham and Streatham Hill. The green open spaces of Tooting Bec Common are just at the end of the road and the shops, restaurants and supermarkets in Balham are also within close proximity. There are excellent transport links into the city, including mainline and underground services and there are also local bus routes nearby.







Total area (approx.): 76.5 sq. m (823.4 sq. ft)  
 Outbuilding area (approx.): 9.3 sq. m (100.1 sq. ft)  
 Storage area (approx.): 3.5 sq. m (37.6 sq. ft)

#### JACKSONS BALHAM

8-11 Balham Station Road,  
 London, SW12 9SG  
 Sales: 020 8675 6555  
 Lettings: 020 8675 6565

Energy Rating: 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.