



Fairway Drive , London SW17 0SX

- 5 Bedroom 3 Bathroom and 2 Guest Toilet
 - Private rear garden
- Spacious, contemporary family home
 - EPC-B
- Parking Space
- Great transport links including Tooting Bec, Tooting Broadway
- A bright and spacious reception room

£7,000 Per Month

Local Authority
Council Tax Band **New Build**
EPC Rating **B**

Parkview Villas

233, 241, 249 & 259



LOWER GROUND

- KITCHEN/LIVING/DINING: 6.68M X 5.26M | 21'11" X 17'3"
- UTILITY/PANTRY: 3.30M X 3.12M | 11'6" X 10'3"
- TERACE: 5.72M X 3.65M | 18'9" X 12'0"

GROUND FLOOR

- LIVING/GARDEN ROOM: 7.92M X 5.73M | 26'0" X 18'10"

FIRST FLOOR

- BEDROOM 1: 5.73M X 3.50M | 18'10" X 11'6"
- DRESSING AREA: 3.46M X 3.34M | 11'4" X 10'4"
- BEDROOM 2: 3.95M X 3.29M | 13'0" X 10'10"
- BALCONY: 1.80M X 0.74M | 5'11" X 2'5"

SECOND FLOOR

- BEDROOM 2: 3.86M X 3.50M | 12'8" X 11'6"
- BEDROOM 4: 3.46M X 3.34M | 11'4" X 10'4"
- BEDROOM 3: 3.95M X 3.29M | 13'0" X 10'10"

KEY

- MP: Measurement Points
- WC: Kitchen
- S: Store Cupboard
- SC: Service Cupboard
- TD: Tumble Dryer
- WD: Washing Machine
- UWC: Understair Wine Cooler
- ES: Extractor
- W: Fitted Wardrobe
- WS: Wardrobe Space
- CC: Coffered Ceiling
- K: Kitchennette Upgrade
- RS: Refuse Store
- CS: Cycle Store

*Please speak to Sales Consultant for further information. Please ask Sales Consultant for detailed property measurements and planning scheme. *Please note all are approximate dimensions, layout, ceiling heights and areas. The confirmed areas may be used and not to scale. Plans are drawn for London Square Centrefold and for approximate measurements only. Exact layouts and dimensions may vary. All measurements may vary within a tolerance of +/-5%. The dimensions are not intended to be used for carpet sizes, appliance sizes or items of furniture. Furniture layouts are indicative only. Kitchen layout is indicative only. Please ask a Sales Consultant for further information.

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Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and for general guidance purposes only and whilst every care has been taken to ensure accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements.

