





**Wilna Road, London SW18 3BA**

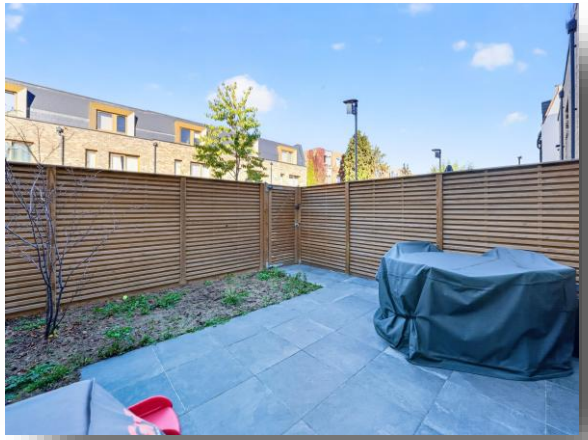
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***welcome to***

## Wilna Road, London

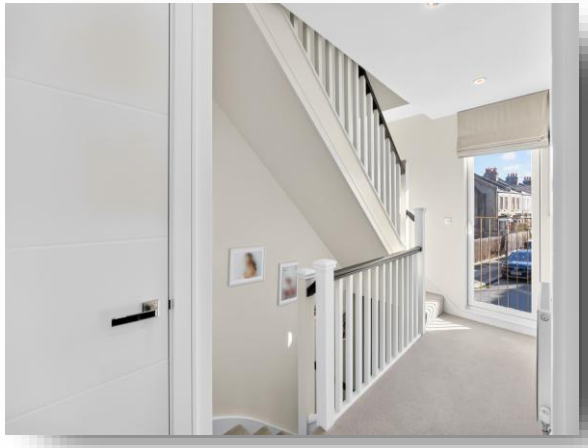
A four bedroom, two bathroom three storey townhouse located on this desirable tree-lined street in Earlsfield, with gated off-street private parking. The recently built house has a structural warranty and service warranty until April 2027.



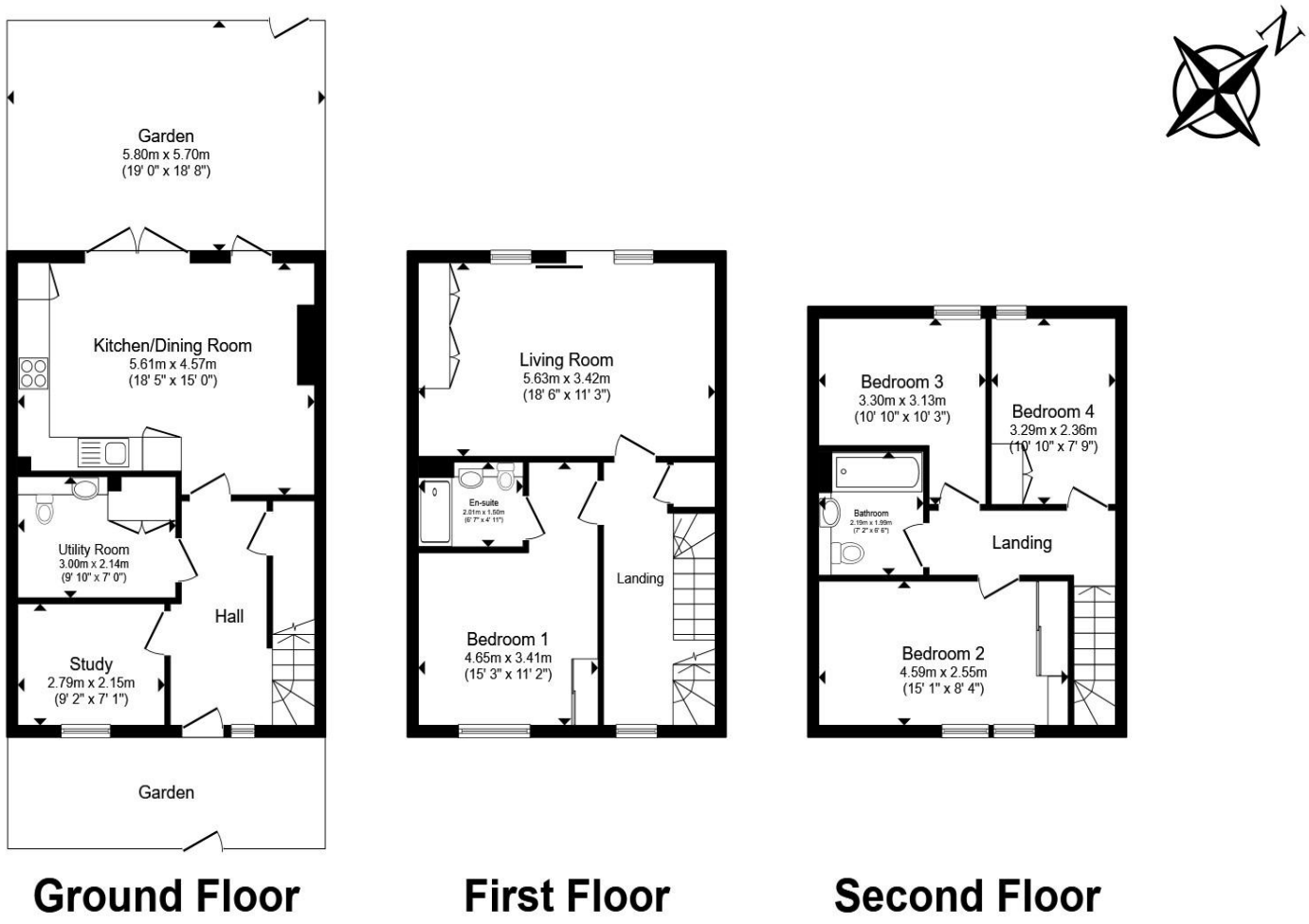













Total floor area 132.5 m² (1,426 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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A four bedroom, two bathroom three storey townhouse located on this desirable tree-lined street in Earlsfield, with gated off-street private parking. The recently built house has a structural warranty and service warranty until April 2027.

This superb family home was recently built and has been finished to a high standard throughout. The property benefits from stylish modern decor, with fully fitted kitchen. downstairs study, utility room with WC, under floor heating and large floor to ceiling windows.

The paved garden has an open aspect to the west and rear access to the private car park, with electric charging point.

Wilna Road is located within close proximity of popular schools and the many coffee shops, bars and restaurants along Garratt Lane. The development offers a communal children's playground within the communal grounds.

Transport links include Earlsfield mainline station.

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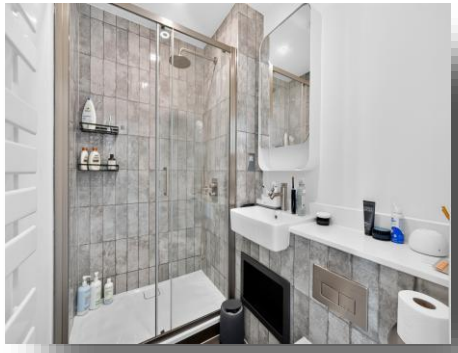
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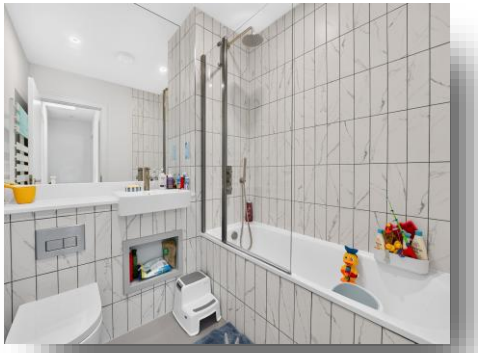
- Contemporary Three Storey Townhouse
- Four Bedrooms, Two bathrooms
- Downstairs Study and Utility Room with WC
- Private Gated Parking
- Excellent Presentation Throughout
- Close to Earlsfield Mainline Station

Tenure: Freehold EPC Rating: A
Council Tax Band: G

# £1,250,000










Please note the marker reflects the postcode not the actual property

**view this property online** barnardmarcus.co.uk/Property/EAR105452

The Property Ombudsman

Property Ref:
EAR105452 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

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