

College Road Colliers Wood, SW19 2BS

£495,500 Leasehold - Share of Freehold



A beautifully presented and fully renovated two double bedroom first floor period garden flat, located on a sought after road close to both Colliers Wood tube station and Tooting High Street.

This stunning property is being sold with a share of the freehold, long lease, no onward chain and the potential of extending the loft void to create two further bedrooms and bathroom subject to the usual planning consents. A must view property for anybody looking to move into the SW19 area.

COLLEGE ROAD

APPROXIMATE GROSS INTERNAL FLOOR AREA: 634 SQ FT - 58.88 SQ M



- Period Garden Flat
- Beautifully Presented
- Share Of Freehold
- Loft Extension Potential
- No Onward Chain
- Two Double Bedrooms
- EPC Rating : D
- Merton Council Tax Band : C
- Lease : 999 Years From 02 July 2013
- No Service Charges

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	73	78
(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		

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