



27 ELLERTON ROAD LONDON, SW20 0EW

**£6,595,000
FREEHOLD**

Nestled in the prestigious Ellerton Road, this exquisite detached family home offers an impressive 5,005 square feet of luxurious living space. With five generously sized bedrooms, this property is perfect for families seeking both comfort and style. The home boasts four elegant reception rooms, providing ample space for entertaining guests or enjoying quiet family evenings.

Situated on a private road, this residence ensures a sense of exclusivity and tranquillity, making it an ideal retreat from the hustle and bustle of city life. The high-end finishes throughout the property reflect a commitment to quality and sophistication, appealing to those with discerning tastes.

The three well-appointed bathrooms add to the convenience and comfort of this remarkable home, ensuring that every family member has their own space. With its prime location in London, residents will benefit from easy access to local amenities, schools, and transport links, making it a perfect choice for both families and professionals alike.



ELIZABETH WIGHTWICK
YOUR BESPOKE PROPERTY AGENT

ELLERTON ROAD
 APPROXIMATE TOTAL INTERNAL FLOOR AREA - 5716 SQ FT - 531.09 SQ M
 (INCLUDING DOUBLE GARAGE, EAVES STORAGE & RESTRICTED HEIGHT AREA)
 APPROXIMATE GROSS INTERNAL FLOOR AREA OF EAVES STORAGE & RESTRICTED HEIGHT: 306 SQ FT - 28.5 SQ M
 APPROXIMATE GROSS INTERNAL FLOOR AREA OF DOUBLE GARAGE: 318 SQ FT - 29.52 SQ M



THIS FLOOR PLAN SHOULD BE USED AS A GENERAL OUTLINE FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE IN WHOLE OR IN PART AN OFFER OR CONTRACT.
 ANY INTENDING PURCHASER OR LESSEE SHOULD SATISFY THEMSELVES BY INSPECTION, SEARCHES, ENQUIRIES AND FULL SURVEYS AS TO THE CORRECTNESS OF EACH STATEMENT.
 ANY AREAS, MEASUREMENTS OR DISTANCES QUOTED ARE APPROXIMATE AND SHOULD NOT BE USED TO VALUE A PROPERTY OR BE THE BASIS OF ANY SALE OR LET.



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F	44	
(1-20)	G		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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

Wimbledon Village
 Unit 6 (2nd Floor)
 60 High Street
 Wimbledon Village
 Wimbledon
 London
 SW19 5EE

020 3597 3484
info@elizabeth-wightwick.co.uk



ELIZABETH WIGHTWICK
 YOUR BESPOKE PROPERTY AGENT