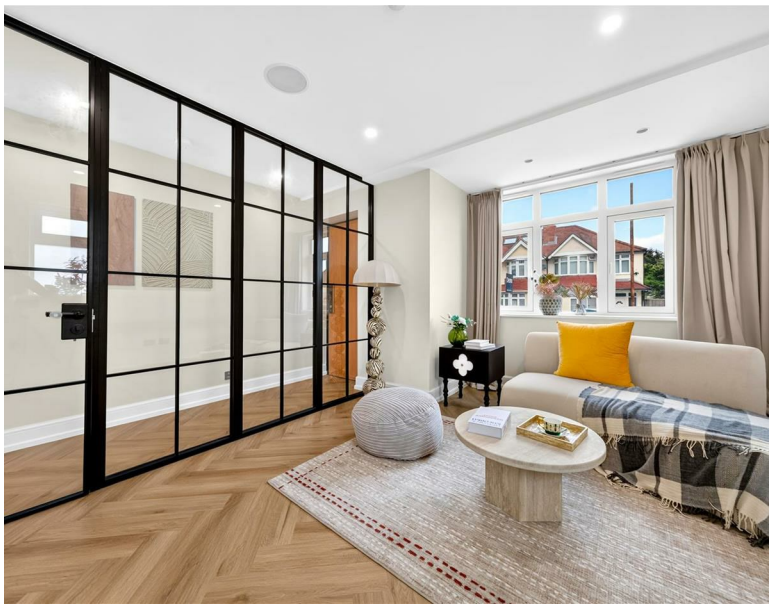
TURNERS







Florence Avenue, Morden, SM4

£725,000 Freehold

020 8687 9787 I turnersproperty.com I 105 London Road, Morden, Surrey, SM4 5HP

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Full Description

Turners are pleased to present to the market this stunningly newly built, four-bedroom family home. Finished to a high specification and with loads of energy saving features, this EPC-A-rated property is perfect for a family looking to save on the energy bills without compromising on comfort. Viewing is highly recommended.

Developed by award winning property company Cozy Hauz, this four-bedroom house has thoughtful and clever features throughout. Split over three floors the property comprises of four, double bedrooms, two of which have en-suite bathrooms, (one with bath, one with shower) The principal bedroom has his and hers sinks in the bathroom and also features a stunning, Critall-framed, glass-partitioned dressing room/home office depending on how you wish to use the space.

The two double bedrooms on the third floor have built-in wardrobes leaving plenty of space for a king size bed and accompanying furniture and they share access to an en-suite shower room via their own private doors.

All of the bathrooms and the downstairs WC have white, ceramic vanity units with contrasting, matt black bathroom fixtures and are all fully-tiled.

The kitchen is equally finished to a high standard with integrated Bosch appliances, bespoke cabinetry and stone worktops, open to the dining/living area with sliding doors leading out to the large, rear garden the space is perfect for extended-family get-togethers, entertaining guests or just relaxing day-to-day, but if you want to retire to a quieter, ‘parents-only’ zone, there is a separate, living room.

No, dark gloomy hallways here! As between the hallway and living room is a glass, Crittal-framed partition wall allowing light to bounce around the space making for a wow factor upon entering the property while at the same time still conserving heat to individual rooms.

To the rear of the property is private, landscaped garden and to the front is hard standing for parking for one car plus bicycle and bin storage.

Some of the not so obvious yet key features are the solar panels, under-floor heating to the ground floor, built-in speaker system, video-entry system and triple glazed windows, make this house extremely energy efficient helping you to save on utility bills. There is also the potential for furniture to be included in the asking price.

This property has to be viewed to fully appreciate all the thoughtful features, and Turners are expecting a lot of interest in this family home. Therefore book today to avoid disappointment.



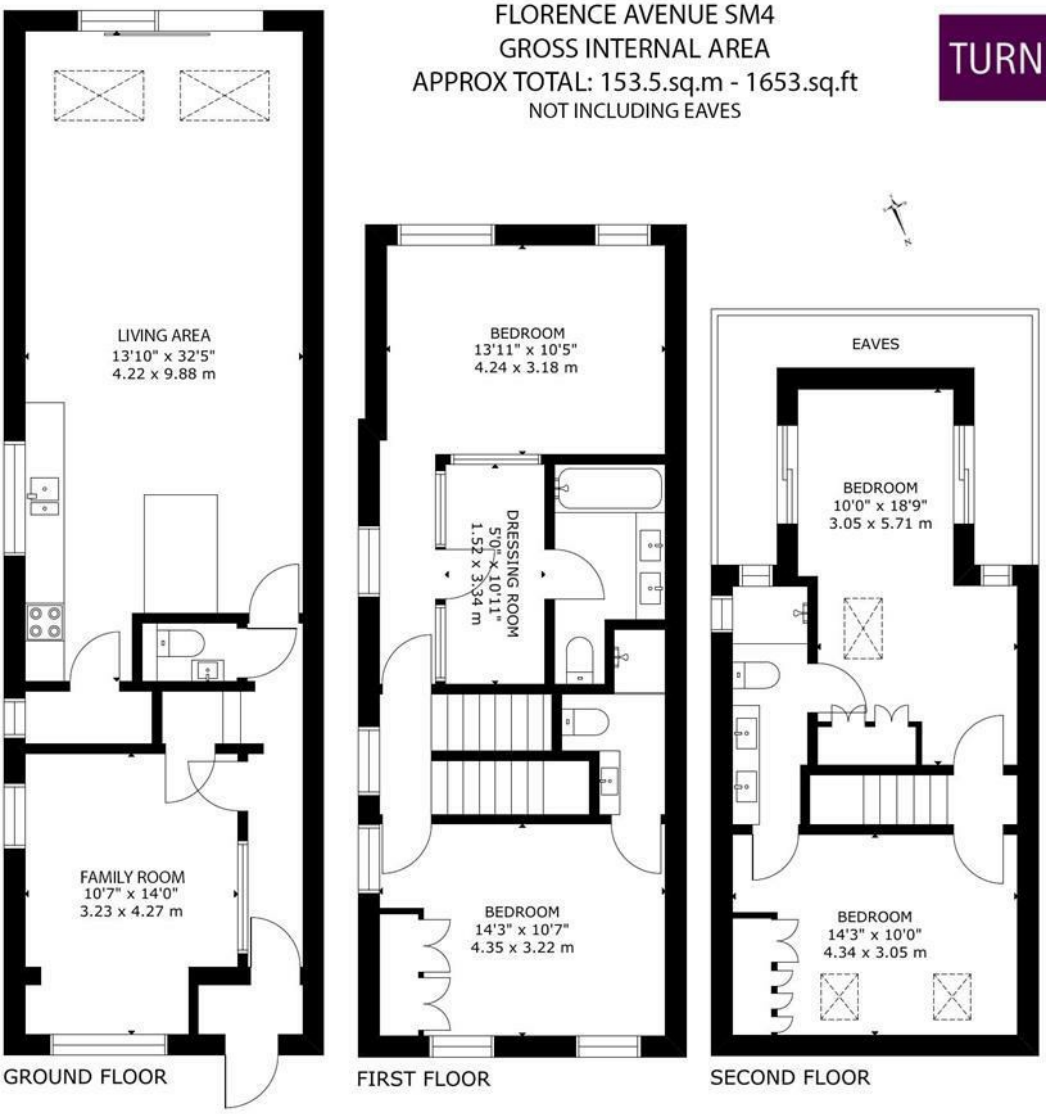



Key Features

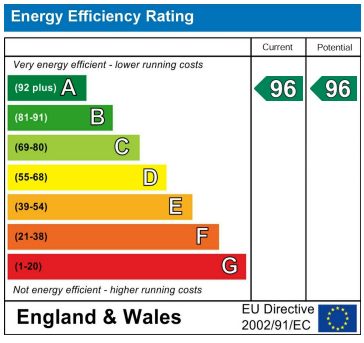
- Four-Bedroom, Energy Efficient, Family Home
- Two, En-suite Bathrooms
- Dressing Room to Prinicpal Bedroom
- Fully Integrated Bosch Appliances in Kitchen
- 10 year new build guarantee
- Separate Family Room
- Solar Panelling & Underfloor Heating (grd flr)
- Rear Garden
- Off-Street Parking
- EPC Rating A

FLORENCE AVENUE SM4
GROSS INTERNAL AREA
APPROX TOTAL: 153.5.sq.m - 1653.sq.ft
NOT INCLUDING EAVES

TURNERS



This plan is for layout guidance only. Not drawn to scale unless stated. Whilst every attempt has been made to ensure the accuracy of this floor plan measurements of doors, windows, rooms, Sq.footage & sq.metres are approximate. For Identification Purposes only. The actual property will vary. Price on application for a 180 day Licence to use this Plan ©16102026. Not to scale.
Floorplan, Photography, Virtual Tours, Inventory, Video & EPC's by www.steelelondon.co.uk email. mark@steelelondon.co.uk



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