Ellisons

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Brangwyn Crescent
Colliers Wood, SW19 2UA

£390,000 Leasehold - Share of Freehold





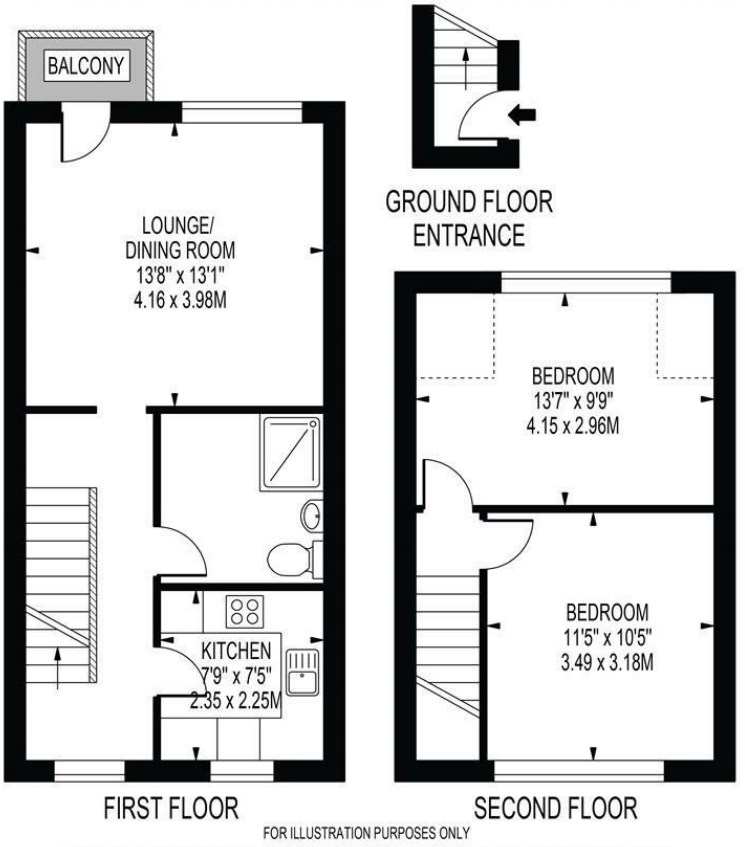




A beautifully presented two double bedroom split level maisonette with garden space, located on a quiet residential cul-du-sac within walking distance to Colliers Wood Centre and the Northern Line Tube Station. With its own private entrance and off street parking, the property comprises of a spacious reception with door leading to a balcony, modern fitted kitchen with plenty of storage, two good sized double bedrooms, loft storage. This is a perfect property for first time buyers looking in the area. Arrange your viewing now to avoid disappointment.

BRANGWYN CRESCENT

APPROXIMATE TOTAL INTERNAL FLOOR AREA: **722 SQ FT - 67.09 SQ M**
(INCLUDING RESTRICTED HEIGHT AREA)
APPROXIMATE GROSS INTERNAL FLOOR AREA OF RESTRICTED HEIGHT: **25 SQ FT - 2.28 SQ M**



FOR ILLUSTRATION PURPOSES ONLY

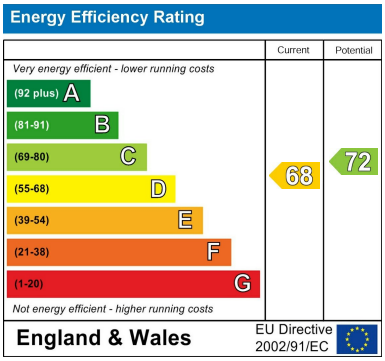
THIS FLOOR PLAN SHOULD BE USED AS A GENERAL OUTLINE FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE IN WHOLE OR IN PART AN OFFER OR CONTRACT.
ANY INTENDING PURCHASER OR LESSEE SHOULD SATISFY THEMSELVES BY INSPECTION, SEARCHES, ENQUIRIES AND FULL SURVEY AS TO THE CORRECTNESS OF EACH STATEMENT.
ANY AREAS, MEASUREMENTS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







- Split Level Maisonette
- Two Double Bedrooms
- Beautifully Presented
- No Onward Chain
- Off Street Parking
- Share Of Freehold
- EPC Rating : D
- Merton Council Tax Band : C
- Lease - 170 Years (Newly Extended)



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Although these particulars are believed to be correct, their accuracy is not guaranteed and they do not form part of any contract.

Celebrating 30 years of successful Sales and Lettings in Merton

30 YEARS 1989–2019