

Butler's

thoughtful estate agency



All Saints Road
Sutton, SM1 3DH
Guide price £375,000



All Saints Road, Sutton, SM1 3DH

GUIDE PRICE £375,000 - £400,000 Whether you are looking to buy a home for the first time, investing or even downsizing, we're sure you are finding that there is very little choice of fantastic properties in the right condition on the market, with you having to settle for an apartment that compromises on size or condition - with any of these choices possibly being in a location that just isn't quite right. All Saints Road is a stunning maisonette that just ticks so many boxes. Positioned within a convenient & desirable location you really can have it all. Pulling up to your home after a day at work you'll be delighted to step foot back into the private entrance of your wonderful home. Inside, the layout covers all bases and is a real crowd-pleaser, with all the rooms being in perfect harmony with each other. A modern kitchen/diner is a great place to cook up a storm in, with fabulous lounge that has access to a private balcony with elevated views. The bedrooms are a double size, which is also perfect if you are working from home or if you have a child. On the outside, there is a private garden accessed directly from the property, which is currently not segregated, however there is the option to do so if desired. Location-wise, you really are in the center of it all here, being on the doorstep of Sutton, where there is a vast selection of shopping facilities, restaurants and bars, and either Sutton or Sutton Common station whizzing you up to town in no time at all. So, any downsides? Well if you consider the property also has a garage en-bloc, were struggling to find any!



GROUND FLOOR

Entrance

FIRST FLOOR

Hallway

Living/Dining Room

18'6" x 12' (5.64m x 3.66m)

Kitchen

17'5" x 11'4" (5.31m x 3.45m)

Bedroom

13'11" x 12' (4.24m x 3.66m)

Bedroom

15'1" x 8'2" (4.60m x 2.49m)

Bathroom

6'7" x 5'9" (2.01m x 1.75m)

OUTSIDE

Private Balcony

12' x 3'11" (3.66m x 1.19m)

Private Rear Garden

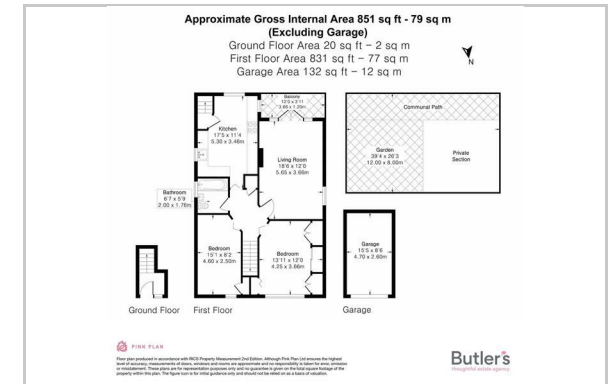
Garage En-Bloc

15'5" x 8'6" (4.70m x 2.59m)

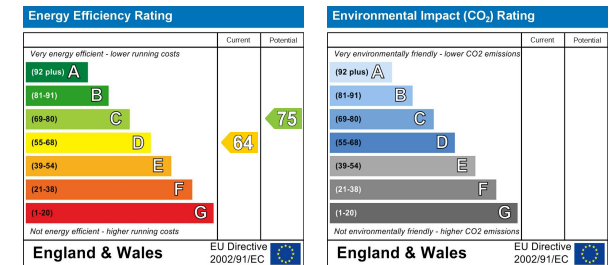
Area Map



Floor Plan



Energy Efficiency Graph



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