



Pelham Road, SW19

£525,000

A beautifully presented raised ground floor Victorian conversion flat with direct access to a long private landscaped rear garden extending to approximately 70ft, complete with a self-contained garden room with complete utilities and WC. The property is being sold with no onward chain.

Located on a quiet street just off Wimbledon Broadway, in the highly sought-after Ministers area of Wimbledon. Northern and District line, National Rail services and the Tramlink network are all within easy reach, as are the open spaces of Wimbledon Common and several nearby golf courses. Shops, bars, restaurants and the theatre are on your doorstep

Features

- Raised Ground Floor
- Victorian Conversion
- Self-Contained Garden Room
- Exceptional Period Features
- Private Garden
- New Lease To Be Granted



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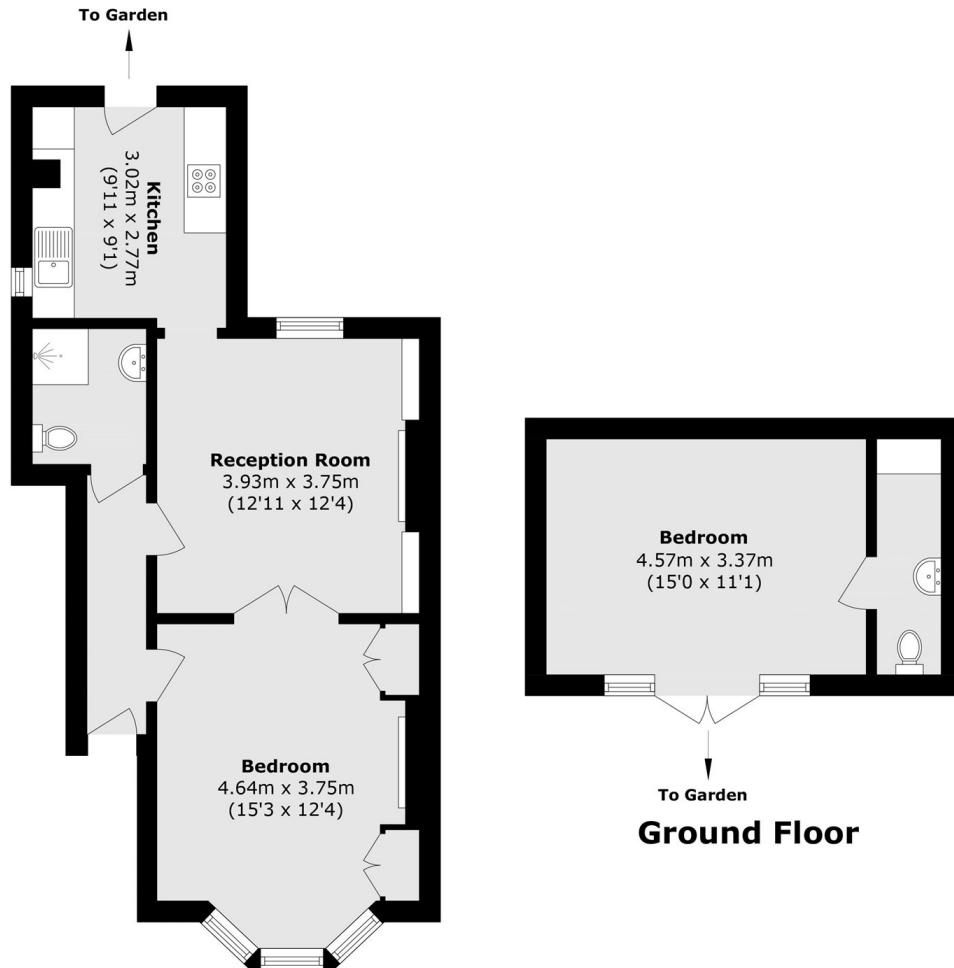
There is an abundance of period features throughout, with the property complete with shutters and period detailing to complement the character of the build.

The double bedroom has a beautiful period fireplace, with sash windows and built-in wardrobes, providing ample storage and offering incredible ceiling height.

The garden is laid to both hardstanding patio and astro turf with shrub borders. To the rear, the self-contained garden room with complete utilities and bathroom offers a completely private and independent space ideal as a home office, guest suite or creative retreat, and providing all the flexibility of a second room with the rare benefit of genuine separation from the main flat.



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Ground Floor

Total area (approx.): 47.5 sq. m (511.3 sq. ft)
Outbuilding area (approx.): 19.0 sq. m (204.5 sq. ft)