Jacksons

LOCAL PROPERTY **EXPERTS**

MANTILLA ROAD, SW17

£1,000,000

- Edwardian terrace house
- Four double bedrooms
- Three reception rooms
- Large south facing garden
- Potential to extend STPP
- No onward chain

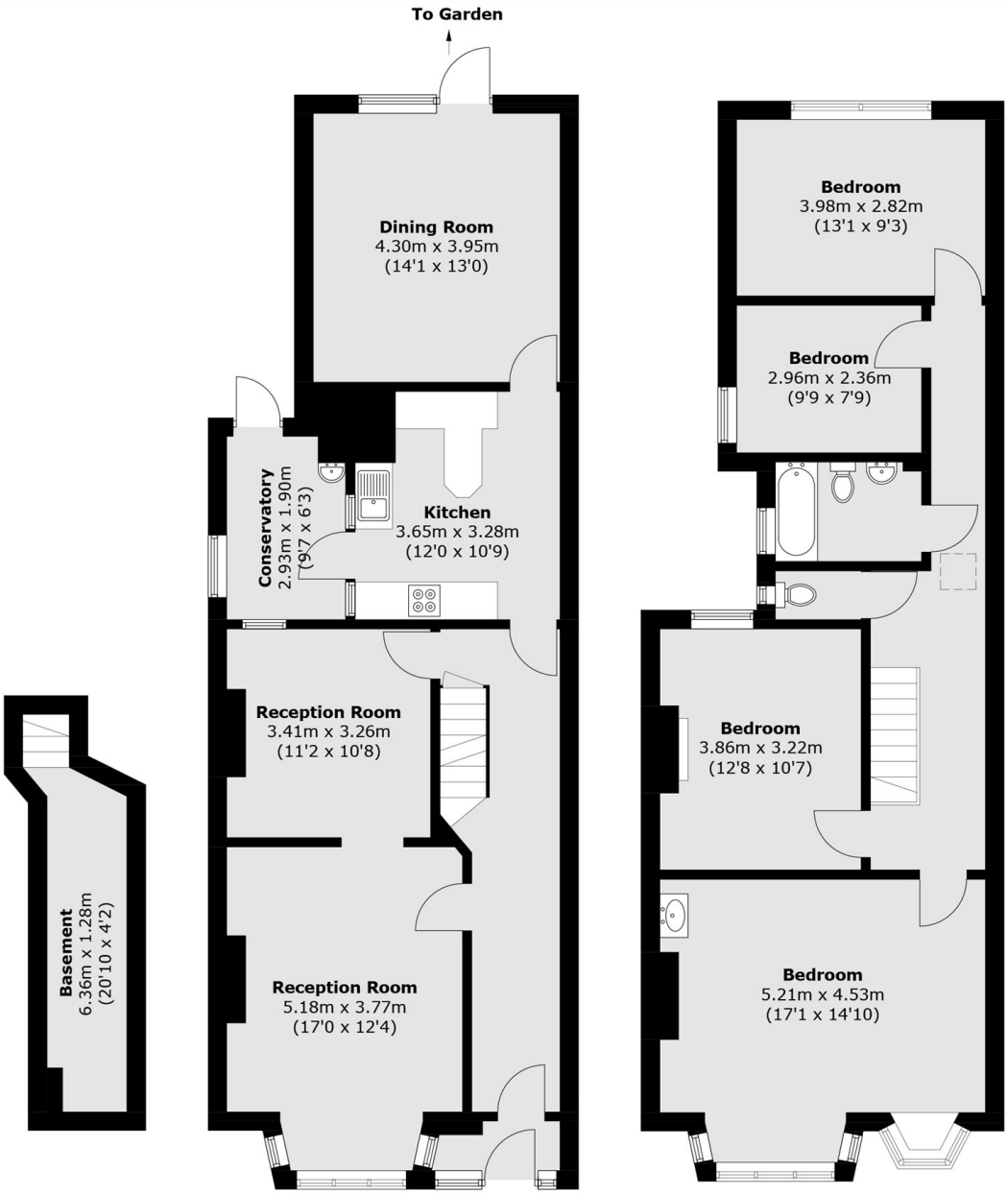
4 2 3

ABOUT THE HOME

A generous four double bedroom, three reception room Edwardian terrace house located on the highly sought after Mantilla Road. Offering the exciting opportunity to extend the property on both the ground and first floors as well as put your own stamp on this spacious house. The property also benefits from being sold with no onward chain.

Internally the property amasses an impressive 1,750 sq ft, unextended. As you enter the property the layout comprises; A double reception room, access to a cellar / basement, scullery style kitchen providing one of the two points of access to the garden and finally a rear dining room with sliding doors leading out to a generous family sized, south facing garden. Returning inside to the first floor you will find four double bedrooms, family bathroom and access to the double loft void. Where they are commonly extended to offer a further two bedrooms and bathroom.

Mantilla Road is one of Tooting Bec's most sought after roads due to its charming period architecture, enviable distance from Tooting Bec Common as well as being within close proximity of a number of 'Outstanding' Ofsted rated primary and secondary schools.



Total area (approx.): 162.8 sq. m (1,752.3 sq. ft)
(Including Basement)

JACKSONS TOOTING

3 Upper Tooting Road, London,
SW17 7TS
Sales: 020 8487 3175
Lettings: 020 8487 3176

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