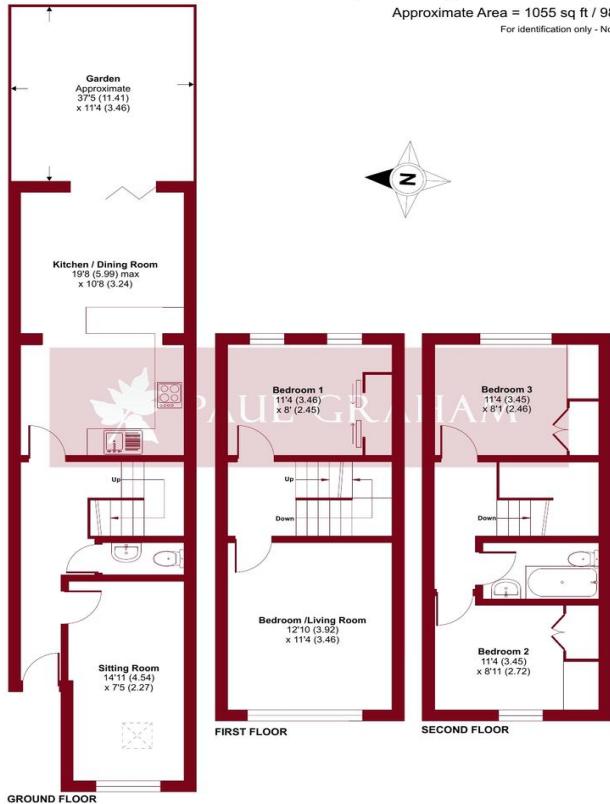




24 Stanhope Road, Carshalton, SM5 4LH | **Guide Price £500,000 - £525,000 Freehold**

This modern and versatile extended four-bedroom townhouse offers an ideal living space for families. The property boasts a spacious living room and an extended rear kitchen diner, creating a bright and welcoming environment. With the flexibility of three or four bedrooms, it caters to a variety of living arrangements. Additional features include off-street parking and being offered to the market with no onward chain.



Floor plan produced in accordance with RICS Property Measurement 2nd Edition.  
Incorporating International Property Measurement Standards (IPMS2 Residential). ©niches.com 2025.  
Produced for Paul Graham. REF: 1250966

## ENTRANCE HALL

**SITTING ROOM** 14' 11" x 7' 5" (4.55m x 2.26m)

**WC**

**KITCHEN/DINING ROOM** 19' 8" x 10' 8" (5.99m x 3.25m)

**GARDEN** 37' 5" x 11' 4" (11.4m x 3.45m)

**BEDROOM/LIVING ROOM** 12' 10" x 11' 4" (3.91m x 3.45m)

**BEDROOM 1** 11' 4" x 8' 0" (3.45m x 2.44m)

**BEDROOM 2** 11' 4" x 8' 11" (3.45m x 2.72m)

**BEDROOM 3** 11' 4" x 8' 1" (3.45m x 2.46m)

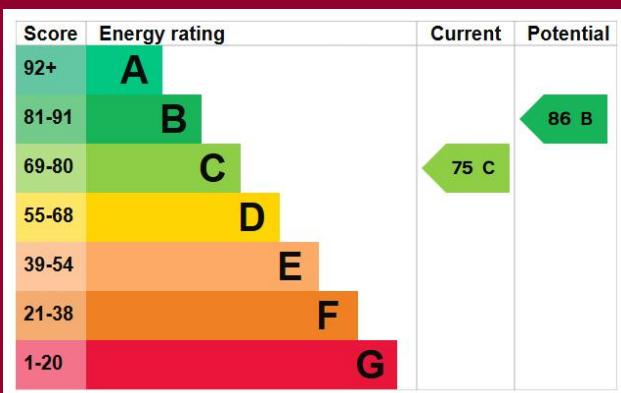
**BATHROOM**

**OFF ROAD PARKING**

**NO ONWARD CHAIN**



**IMPORTANT NOTE:** Paul Graham have not tested any services, heating system, appliances, fixtures or fittings. References to the tenure of a property are based on information supplied by the seller as Paul Graham have not had sight of the title documents. Neither has Paul Graham checked any existing or necessary planning consents, building regulations or rights of way. Prospective purchasers are advised to obtain verification from their solicitor or surveyor. **PLEASE NOTE:** All measurements are approximate and represent the maximum dimensions of any room (into bays and alcoves) and a margin of error should be allowed.



## CARSHALTON

Residential Sales  
62 - 64 High Street  
Carshalton  
Surrey SM5 3AG

Tel. 020 8773 7200  
Email. carshalton@paulgraham.co.uk

## WALLINGTON

Residential Sales  
3 Wallington Square  
Woodcote Road  
Wallington  
Surrey SM6 8RG

Tel. 020 8669 5201  
Email. wallington@paulgraham.co.uk