

SW19

it's all in the postcode...



Cowick Road

£475,000

- Two bedrooms
- Freehold house
- No chain
- Convenient location
- Large south-facing rear garden
- Totterdown Conservation Area
- Council tax Band C
- EPC Rating F



020 8544 2828

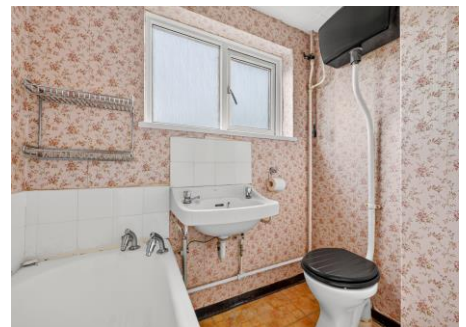
Wimbledon: Wimbledon Park: Colliers Wood

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A fantastic opportunity to acquire a freehold house in need of full modernisation, situated within the highly sought-after Totterdown Conservation Area. Arranged over two floors, the property offers excellent potential for a purchaser looking to create a home to their own specification. The existing accommodation comprises a spacious front reception room, kitchen to the rear with direct access onto a large south-facing garden, two generous double bedrooms and a family bathroom. Requiring comprehensive refurbishment throughout, the property provides an exciting opportunity to modernise, reconfigure and potentially extend, subject to the necessary planning consents. Cowick Road is a quiet, tree-lined residential street, ideally positioned moments from the green open spaces of Tooting Bec Common and within easy reach of the shops, cafés, bars and restaurants of Tooting. Excellent transport links are nearby, including both Tooting Bec and Tooting Broadway Underground stations.

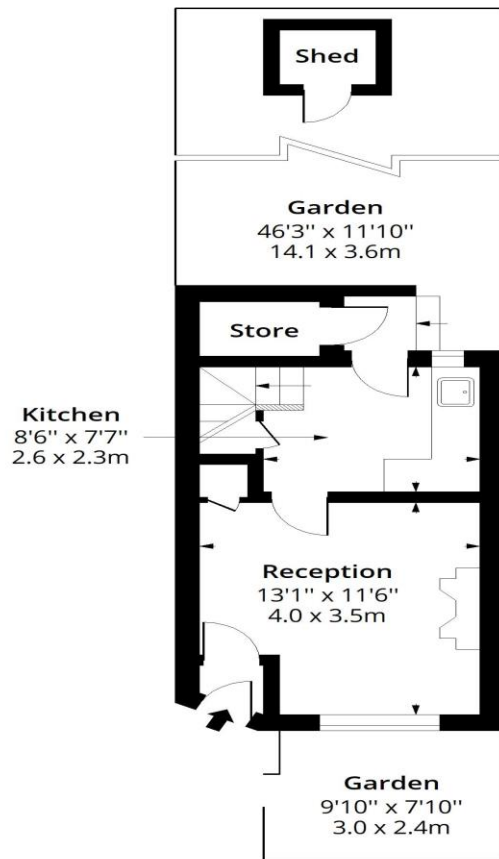


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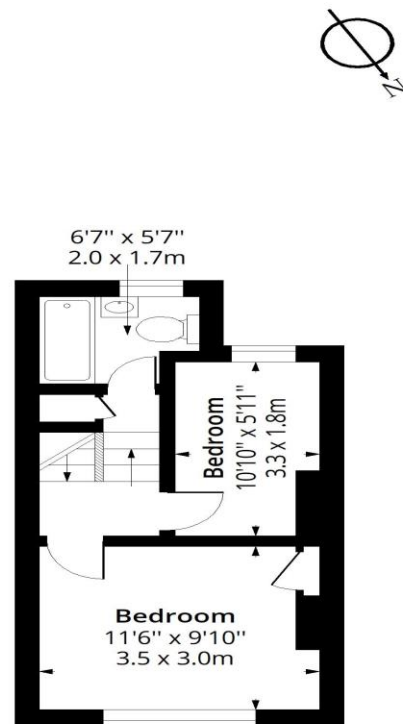
Cowick Road SW17

Approx. Gross Internal Area 526 Sq Ft - 48.86 Sq M
Approx. Gross Shed Area 13 Sq Ft - 1.21 Sq M



Ground Floor

Floor Area 259 Sq Ft - 24.06 Sq M



First Floor

Floor Area 267 Sq Ft - 24.80 Sq M



Measured according to RICS IPMS2. Floor plan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floor plan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. 1 sq m = 10.76 sq feet.

lpaplus.com

Date: 21/9/2026



These particulars are for guidance only and should not be relied upon as a statement or representation of fact. All measurements given are approximate only and should not be relied upon for ordering carpets, equipment etc. Purchasers should satisfy themselves by inspection or otherwise as to the accuracy of the statements contained within. Neither SW19 estate agents ltd or related companies or their employees can confirm structural conditions of the property or that any appliances or other facilities are in working order. Purchasers are strongly recommended to arrange their own survey.

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