

Blegborough Road,London SW16 6DL

barnard marcus

welcome to

Blegborough Road, London

A well-located two-bedroom split-level maisonette, arranged over the first and second floors, offering direct access to a private rear garden and presenting excellent potential for enhancement.

This spacious property would ideally suit a buyer looking to put their own stamp on a home or an investor seeking a promising opportunity. The accommodation comprises two well-proportioned bedrooms, a bathroom, and a bright living space, all benefiting from a versatile layout.

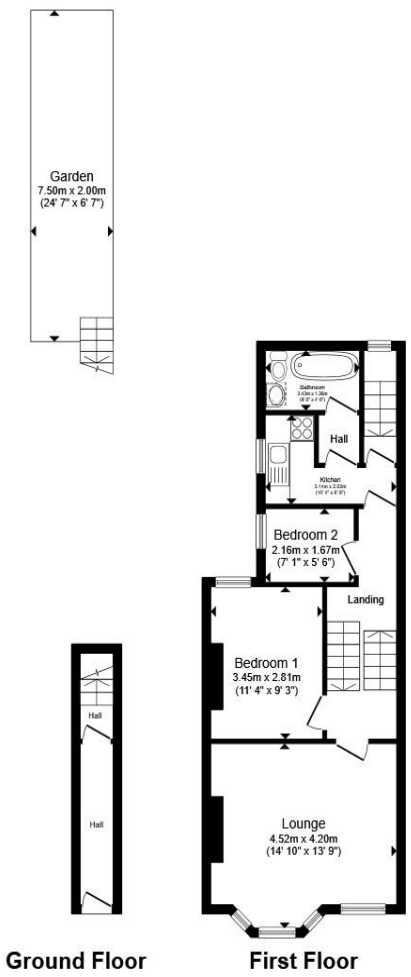
Further benefits include the property being sold with the freehold, providing long-term security and added value.

Blegborough Road is a quiet, tree-lined residential street situated within the highly sought-after Furzedown neighbourhood. The property is conveniently located approximately 0.7 miles from Streatham Common station and 0.8 miles from Tooting Thameslink station, offering excellent transport links into Central London. The popular cafés, independent shops, and local amenities along Moyser Road are also just a short stroll away.









Agents Notes:

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead.

Total floor area 55.0 m² (592 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

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Blegborough Road, London

- Two Bedroom
- Freehold
- Split Level
- Near Local Amenities
- Wandsworth Borough

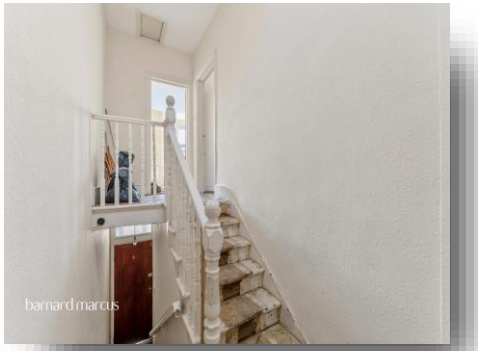
Tenure: Freehold EPC Rating: D
Council Tax Band: C

offers in excess of

£350,000









Please note the marker reflects the postcode not the actual property

view this property online barnardmarcus.co.uk/Property/STM110603

The Property Ombudsman

Property Ref:
STM110603 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Barnard Marcus is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.

barnard marcus

020 8769 9393

Streatham@barnardmarcus.co.uk

120 Mitcham Lane, Streatham, London, SW16 6NS

barnardmarcus.co.uk