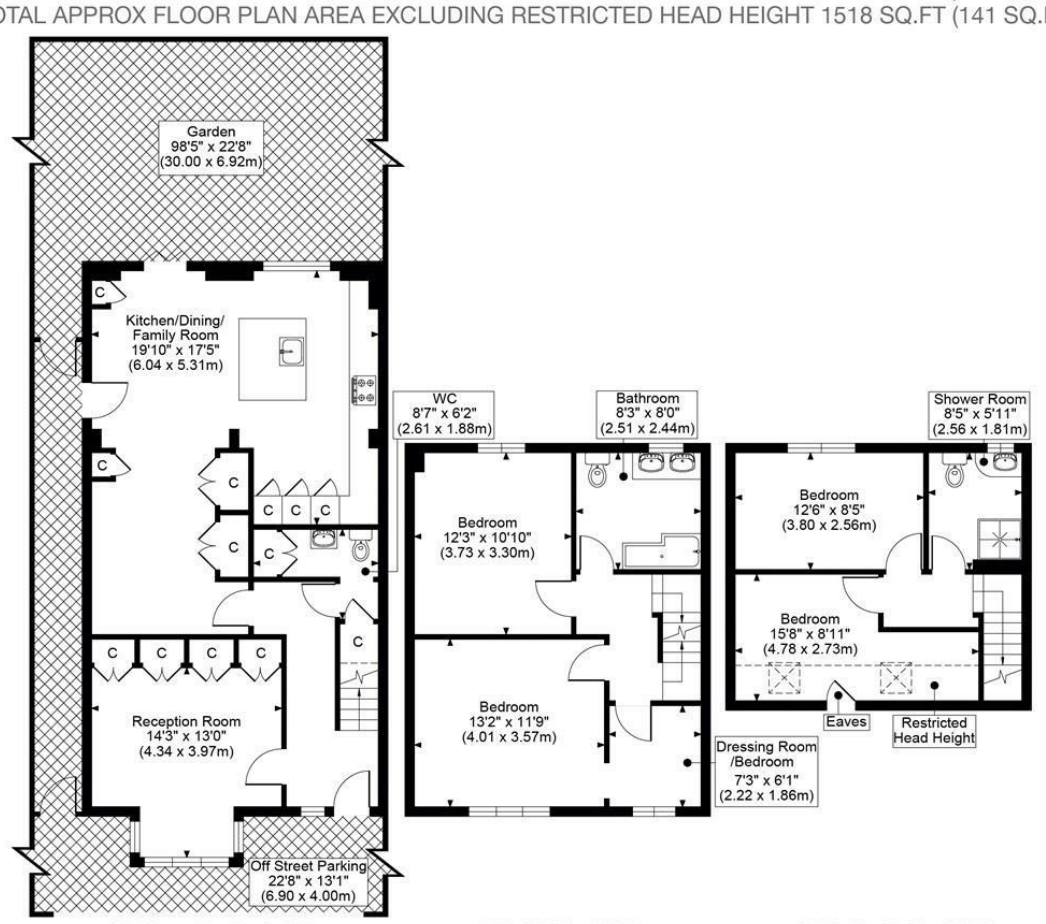


PELTON AVENUE, SM2

TOTAL APPROX FLOOR PLAN AREA INCLUDING RESTRICTED HEAD HEIGHT 1561 SQ.FT (145 SQ.M)
TOTAL APPROX FLOOR PLAN AREA EXCLUDING RESTRICTED HEAD HEIGHT 1518 SQ.FT (141 SQ.M)



All measurements, walls, doors, windows, fittings and their appliances, their size and locations are shown conventionally and are approximate only and cannot be regarded as being a representation either by the seller or his agent.

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Pelton Avenue, Sutton SM2 5NN

Guide Price £800,000

Situated on the ever-popular Pelton Avenue in Sutton, this beautifully presented end-of-terrace home offers an impressive blend of space, character, and modern family living. Dating back to the 1930's, this beautiful home has been meticulously maintained and is presented in stunning condition throughout.

Extending to approximately 1,561 sq. ft, the accommodation comprises four to five well-proportioned bedrooms, offering excellent flexibility for growing families, guests or those working from home. Two well-appointed bathrooms further enhance the practicality of this wonderful home.

At the heart of the property is the superb open-plan kitchen and dining area, creating a warm and inviting space for everyday family life and entertaining. The versatile reception rooms provide further space for relaxation, hosting guests or accommodating the needs of a busy household.

The location is equally appealing, with a range of local shops, schools, parks, and amenities close by. Sutton town centre and its excellent transport links are also within easy reach, making this an ideal base for both family life and commuting.

Combining period charm, generous accommodation and a desirable location, this attractive home presents an excellent opportunity for buyers seeking a spacious and versatile property ready to move straight into.

Early viewing is highly recommended to fully appreciate everything this fantastic family home has to offer.

- Four/Five Bedrooms
- Two Bathrooms
- Stunning Condition
- Close To Amenities
- Council Tax Band E
- EPC Rating C













