

**SW19**

*it's all in the postcode...*



**All Saints Road**  
South Wimbledon

**£325,000**

- One double bedroom apartment
- Schoolhouse conversion
- Close to transport & shops
- Share of freehold with a 990 year underlying lease
- Top floor
- Council tax Band C
- EPC Rating C



020 8544 2828

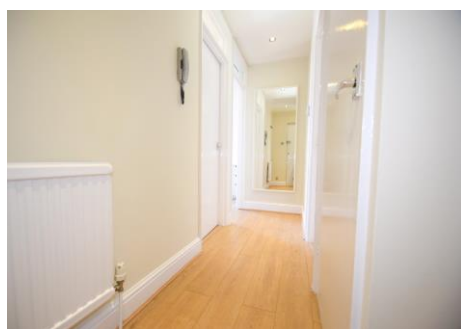
Wimbledon: Wimbledon Park: Colliers Wood

[www.SW19.com](http://www.SW19.com)

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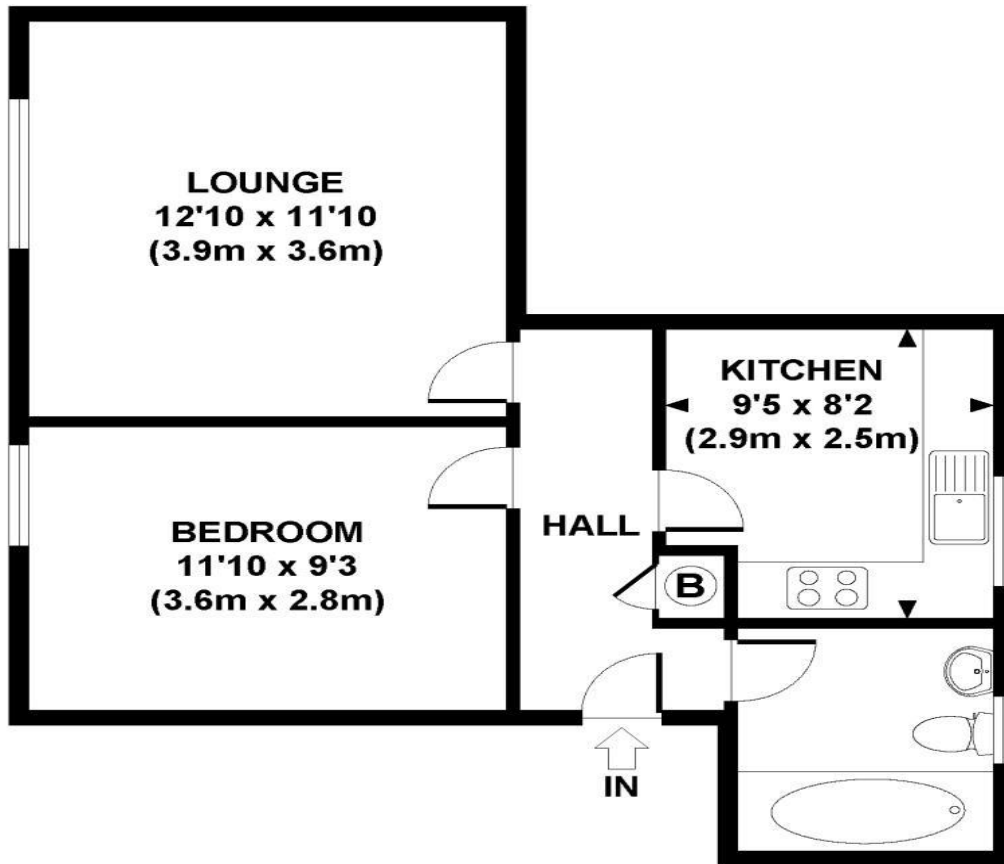
A beautifully presented one-bedroom top floor apartment, forming part of a charming Victorian school conversion, ideally located just 0.3 miles from the Northern Line tube station and one mile from Wimbledon town centre. This unique home features an impressive living room with a striking 12-foot vaulted ceiling and exposed roof beams, creating a bright and characterful living space. The property also benefits from a modern fitted kitchen and contemporary bathroom. Offered to the market with no onward chain, and with a service charge of £1,800pa and no ground rent, this exceptional apartment presents an excellent opportunity for first-time buyers, investors, or those looking to downsize. Early viewing is highly recommended.



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**GROSS INTERNAL  
FLOOR AREA 441 SQ FT**

**SW19**

**APPROX. GROSS INTERNAL FLOOR AREA 441 SQ FT / 41 SQ M**  
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Floorplans are for identification and guideline purposes only, not to scale.  
Compliant with RICS code of measuring practice.

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

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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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