

Phyllis Avenue Motspur Park, KT3 6JY

£700,000 Freehold

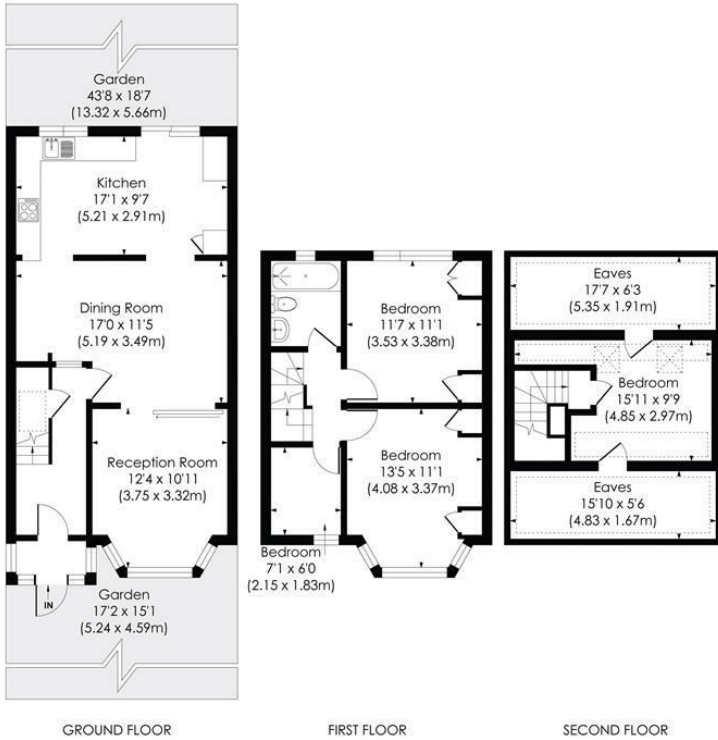


PHYLLIS AVENUE, KT3

Approx. Gross Internal Floor Area

1350 Sq. ft/125.41 Sq. m (Including Reduced Height)

1091 Sq. ft/101.31 Sq. m (Excluding Reduced Height)



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 This floor plan has been prepared for the purpose of illustration only in accordance with the latest RICS code of measuring practice and is not to scale. All measurements and areas are approximate and whilst every effort has been made to ensure the accuracy of the plan contained here, no responsibility is taken for any error, omission or misstatement.

- 1,350 sqft - Three Bedroom Plus Additional Loft Room
- 1930's Mid Terrace House
- 0.5 Miles To Motspur Park Station And Shops
- Extended Kitchen
- Landscaped Rear Garden
- Semi Separate Front Reception Room
- Ideal First/Second Time Purchase
- Modern Bathroom
- EPC - D
- Council Tax Band - D

Energy Efficiency Rating		Current	Possible
Very energy efficient - lower running costs			
A	(91-100)		
B	(81-90)		
C	(69-80)		
D	(55-68)	66	79
E	(39-54)		
F	(21-38)		
G	(1-20)		
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

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