

**Edna Road
Raynes Park, SW20 8BS**

£675,000 Freehold



This well-maintained TWO DOUBLE BEDROOM Edwardian Apostle has a charming West facing garden and is perfectly located for both Raynes Park and Wimbledon Chase Station and Shops. This is an excellent opportunity for an incoming buyer to extend and finish to their own desired space. Offered to the market with no onward chain.

EDNA ROAD, SW20

Approx. Gross Internal Floor Area

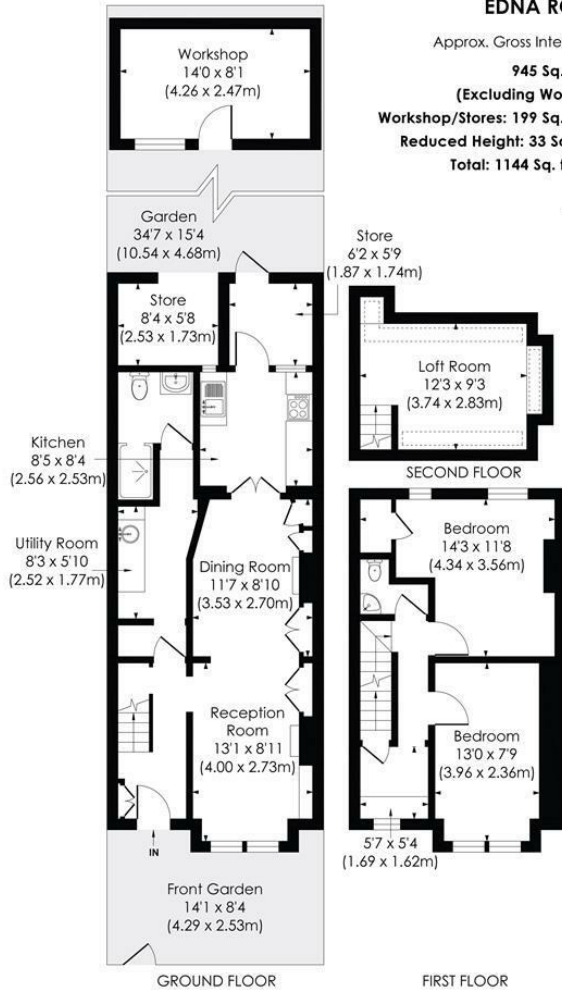
945 Sq. ft/87.80 Sq. m

(Excluding Workshop/Stores)

Workshop/Stores: 199 Sq. ft/18.44 Sq. m

Reduced Height: 33 Sq. ft/3.09 Sq. m

Total: 1144 Sq. ft/106.24 Sq. m



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PROPERTY MARKETING

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.

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- Two Double Bedroom
- Edwardian Apostle House
- Extended Kitchen And Loft Room
- West Facing Rear Garden
- Kitchen Extension And Loft Room
- Close To Raynes Park And Wimbledon Chase
- Potential To Extend S.T.P.P
- No Onward Chain
- EPC - E
- Council Tax Band - D

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

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