

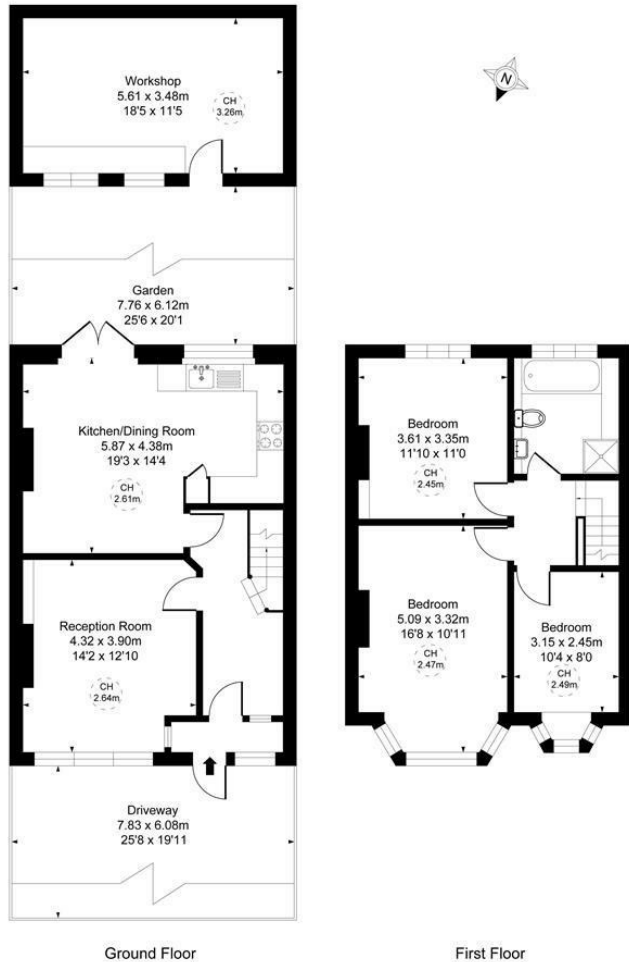
## Orchard Close Raynes Park, SW20 9HU

£750,000 Freehold



This lovely **THREE DOUBLE BEDROOM** 1930's, Mid-Terrace Blay House has off street parking, a South facing rear garden with large storage shed and a spacious open plan kitchen dining room. Located on a desirable cul-de-sac only 0.5 miles to Raynes Park Station and High Street and within easy access to Cannon Hill Common. There is also a spacious separate reception room and a modern family bathroom on the first floor. Potential to extend to the loft and rear s.t.p.p. and offered with no onward chain.

Orchard Close Raynes Park SW20  
 Approximate Gross Internal Area  
 121.90 sq m / 1312 sq ft  
 (CH = Ceiling Heights)



This plan is not to scale. It is for guidance and not for valuation purposes.  
 All measurements and areas are approximate only, and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice.



- Three Double Bedroom - Mid Terrace Blay House
- South Facing Garden With Large Storage Shed
- Off Street Parking To Front
- Spacious Open Plan Kitchen/Dining Room
- 0.5 Miles To Raynes Park Station And High Street
- Ideal Family Home
- Potential To Extend S.T.P.P
- No Onward Chain
- EPC - C
- Council Tax Band - F

Energy Efficiency Rating		Current	Possible
(95-100)	A		
(81-94)	B		85
(69-80)	C	69	
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
<small>Low energy efficient - lower running costs</small> <small>High energy efficient - higher running costs</small>			
England & Wales		EU Directive 2002/91/EC	

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