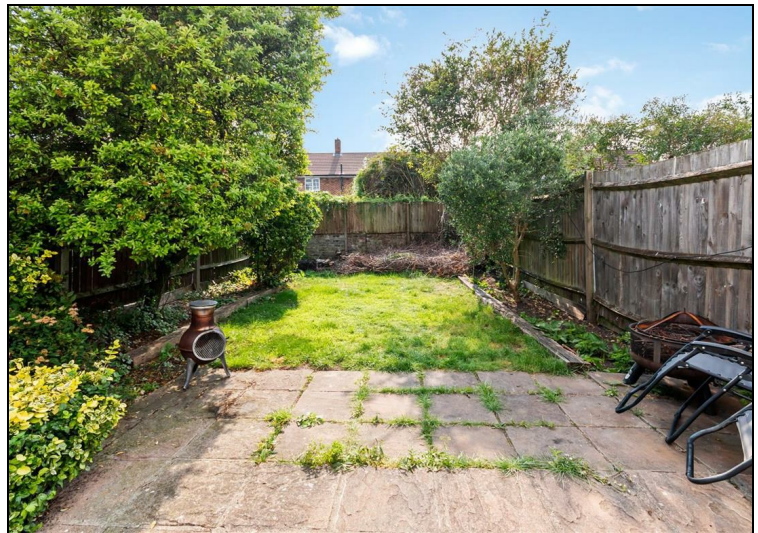
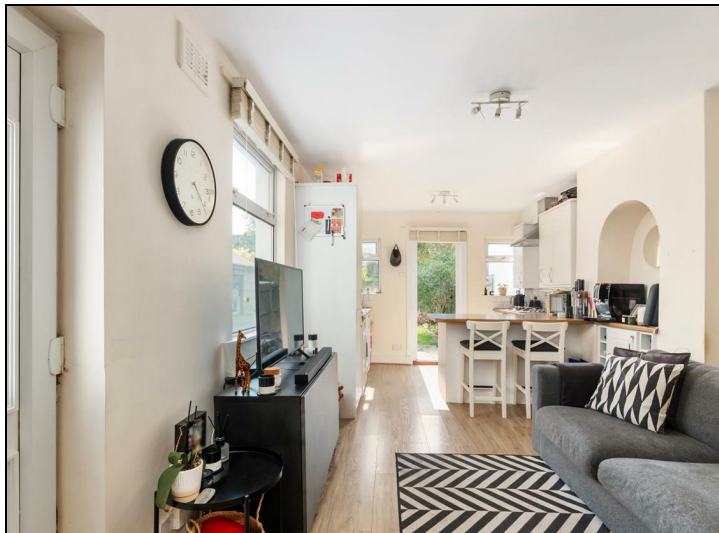


Chestnut Road Raynes Park, SW20 8ED

Offers In Excess Of £450,000 Leasehold



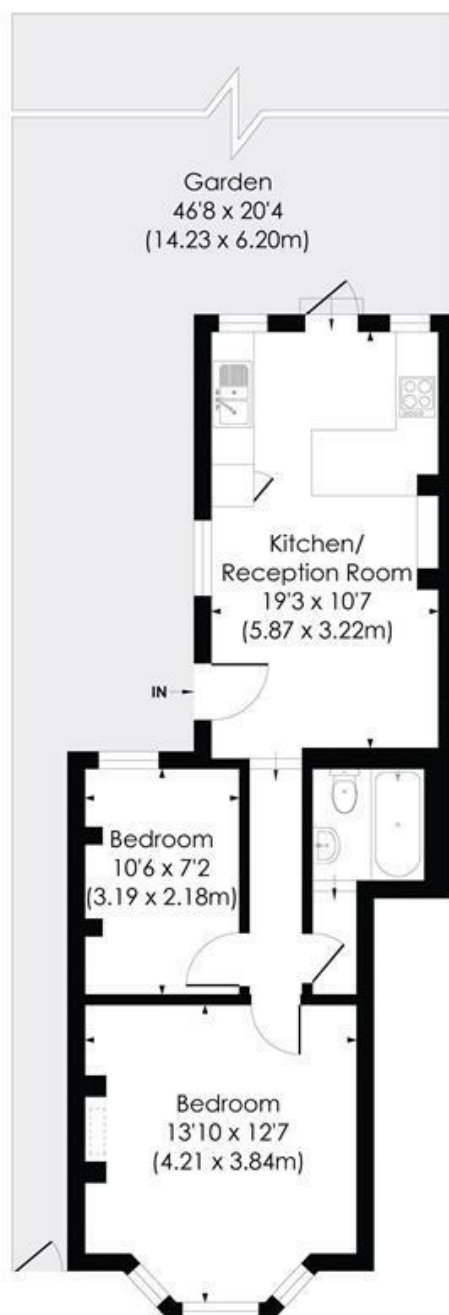
This attractive 534 sqft TWO DOUBLE BEDROOM, Victorian Ground floor maisonette has its own private 46'8ft West Facing garden, a 999 year lease and no onward chain. Located on a popular tree lined road within the "Apostles" area of Raynes Park and within easy access to both Raynes Park and Wimbledon Chase Station. There is also a spacious open plan kitchen/reception room, two double bedrooms and a modern bathroom.



CHESTNUT ROAD, SW20

Approx. Gross Internal Floor Area

534 Sq. ft/49.62 Sq. m

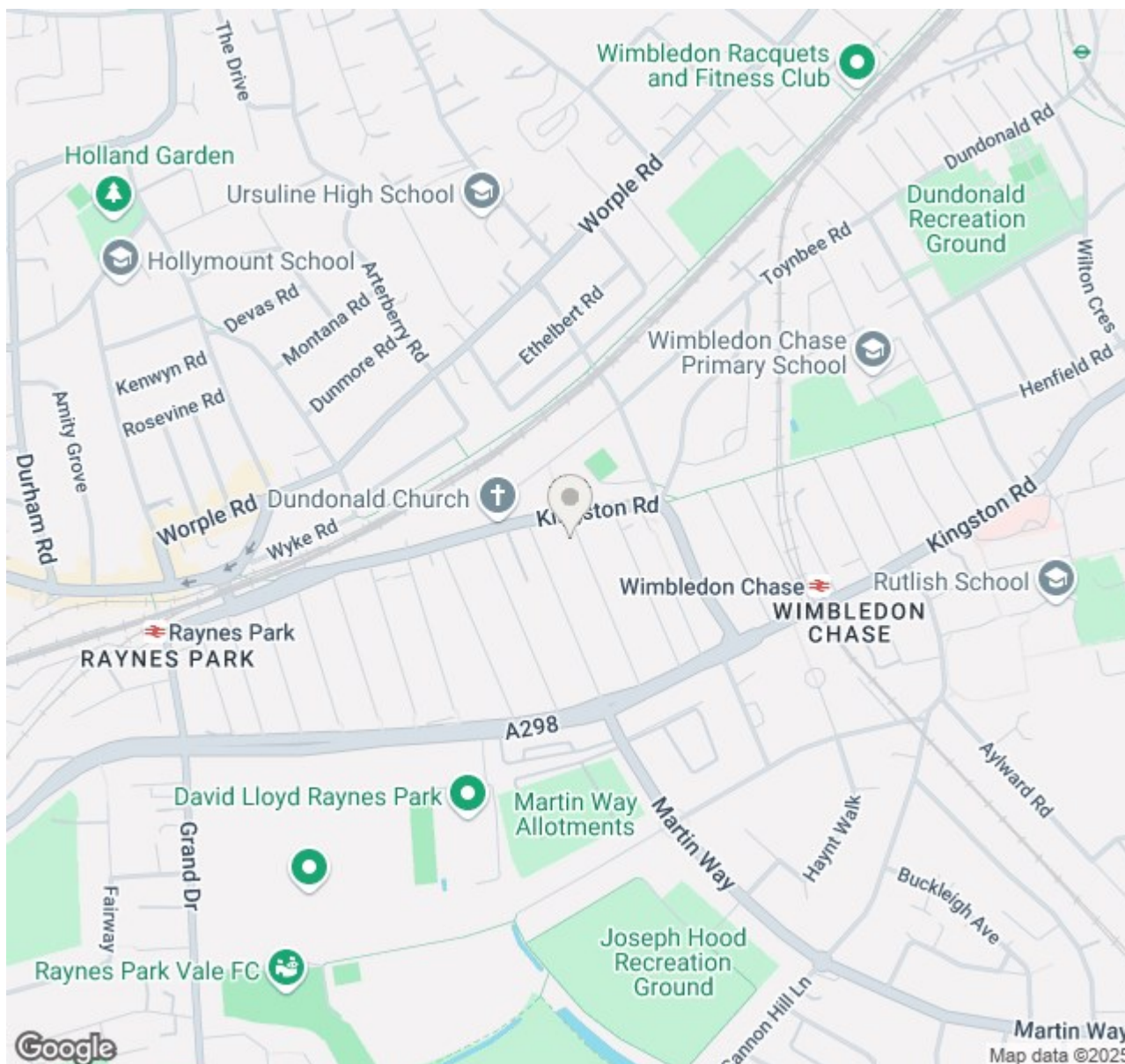


GROUND FLOOR

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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.



- Two Double Bedroom - 534 sqft
- Attractive Victorian Maisonette
- 46'8 ft West Facing Rear Garden
- Potential to Extend S.T.P.P
- Extended Lease - 999 Years
- No Onward Chain
- Easy Access to Wimbledon Chase Station and School
- Close to Raynes Park Station
- EPC - D
- Council Tax Band - C

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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Although these particulars are believed to be correct, their accuracy is not guaranteed and they do not form part of any contract.

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