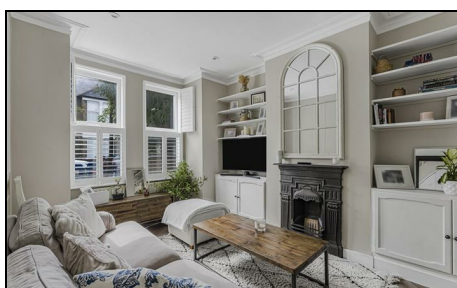
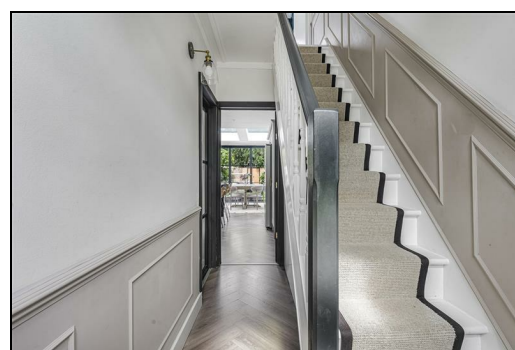
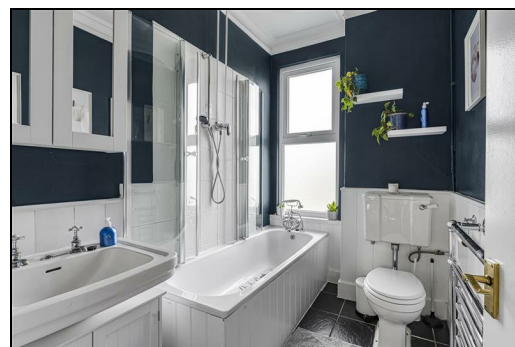
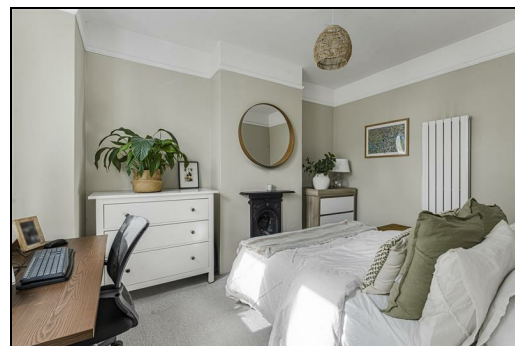
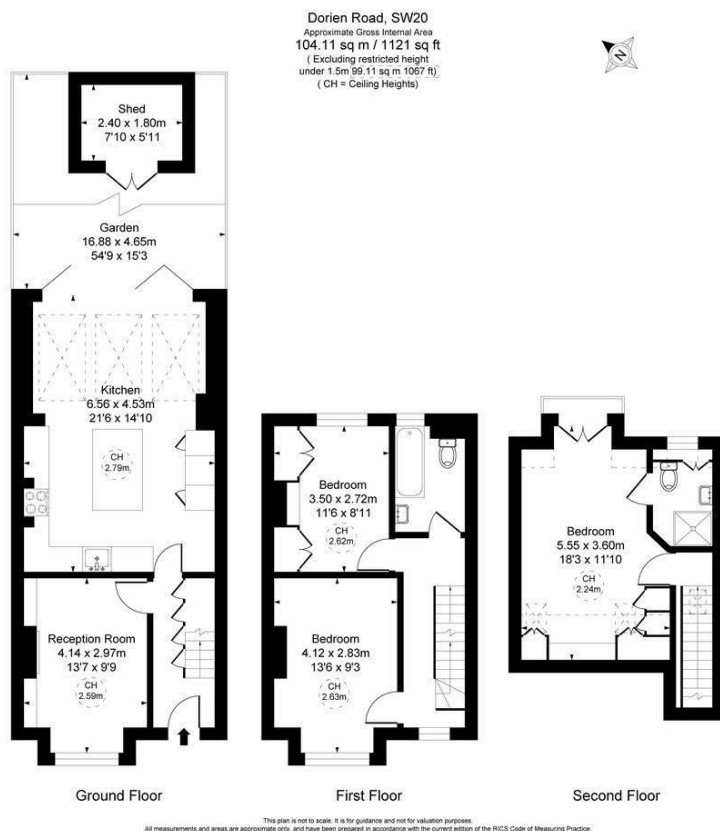


**Dorien Road  
Raynes Park, SW20 8EJ**

**£975,000 Freehold**



This beautifully presented three double bedroom, two bathroom, brick-fronted Edwardian Apostle House has been thoughtfully updated to provide exceptional family living space, perfectly combining period charm with contemporary style. The ground floor features a welcoming front reception room with an ornate fireplace, plantation shutters, panelled walls and attractive herringbone flooring. To the rear, the property opens into a stunning, extended open-plan kitchen, dining and family room with herringbone flooring, quartz worktops, a central island breakfast bar and bi-folding doors that open seamlessly onto the beautifully landscaped rear garden. The first floor offers two well-proportioned double bedrooms and a stylish modern family bathroom. On the top floor there is a spacious master bedroom with built-in storage and en suite shower room. Ideally situated within easy reach of both Raynes Park and Wimbledon Chase stations, as well as an excellent selection of local shops and amenities, this is an outstanding family home in a highly sought-after location.



- Three Double Bedroom - Two Bathroom - 1,121 sqft
- Brick-Fronted Edwardian Apostle House
- Stunning Extended Kitchen/Dining/Family Room
- Bifolding Doors, Plantation Shutters, Quartz Worktops
- Elegant Separate Front Reception Room
- Spacious Master Bedroom With En Suite
- Ornate Fireplaces, Herringbone Flooring
- Close To Raynes Park And Wimbledon Chase Stations
- EPC - C
- Council Tax Band - E

| Energy Efficiency Rating                    |         |                         |
|---------------------------------------------|---------|-------------------------|
|                                             | Current | Potential               |
| Very energy efficient - lower running costs |         |                         |
| (92 plus) <b>A</b>                          |         |                         |
| (81-91) <b>B</b>                            |         | 85                      |
| (69-80) <b>C</b>                            | 69      |                         |
| (55-68) <b>D</b>                            |         |                         |
| (39-54) <b>E</b>                            |         |                         |
| (21-38) <b>F</b>                            |         |                         |
| (1-20) <b>G</b>                             |         |                         |
| 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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