

## Greenway Raynes Park, SW20 9BH

**Offers In Excess Of £750,000 Freehold**



**This spacious 1,546 sqft FOUR DOUBLE BEDROOM, loft extended, 1930's mid terrace Blay house has a South Facing garden and a garage to the rear. Located on a popular residential road within easy access to Raynes Park, Motspur Park and Cannon Hill Common. A superb blank canvass for an incoming buyer to finish and extend to their own desired tastes subject to the usual planning consents. Offered to the market with no onward chain.**

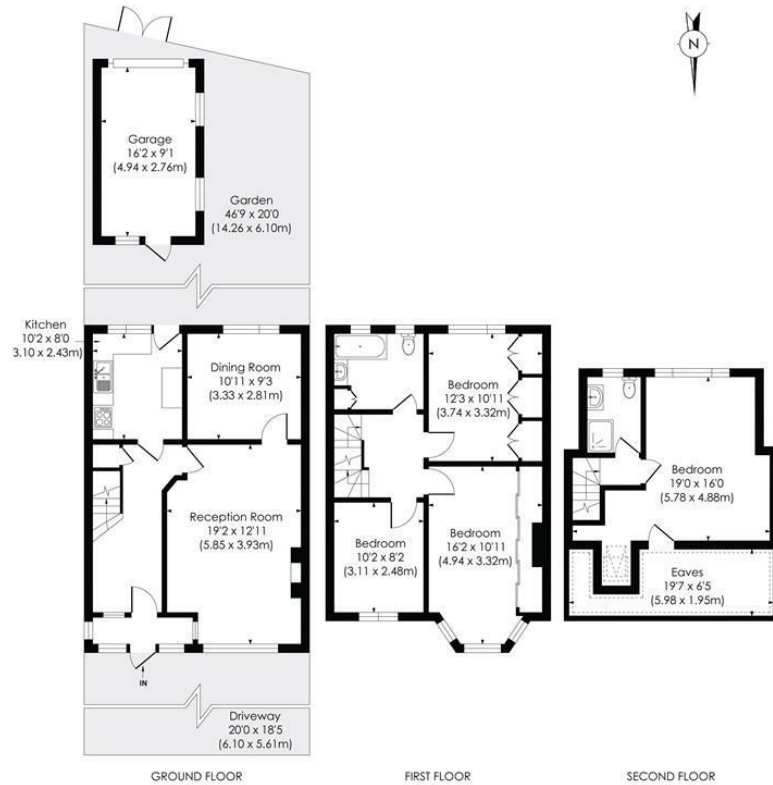
## GREENWAY, SW20

Approx. Gross Internal Floor Area

1516 Sq. ft/140.81 Sq. m (Including Reduced Height)

1398 Sq. ft/129.88 Sq. m (Excluding Reduced Height)

Garage: 147 Sq. ft/13.63 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.

- 1,546 sqft - Four Double Bedrooms
- 1930's Mid Terrace Blay House
- Potential to Extend S.T.P.P
- Off Street Parking to Front and Garage
- South Facing Garden
- Close to Raynes Park High Street and Station
- Close to Cannon Hill Common
- No Onward Chain
- Council Tax Band - E
- EPC - C



| Energy Efficiency Rating                    |         |                         |
|---------------------------------------------|---------|-------------------------|
|                                             | Current | Potential               |
| Very energy efficient - lower running costs |         |                         |
| A (85-91)                                   |         |                         |
| B (81-84)                                   |         |                         |
| C (69-80)                                   |         |                         |
| D (55-68)                                   |         |                         |
| 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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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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