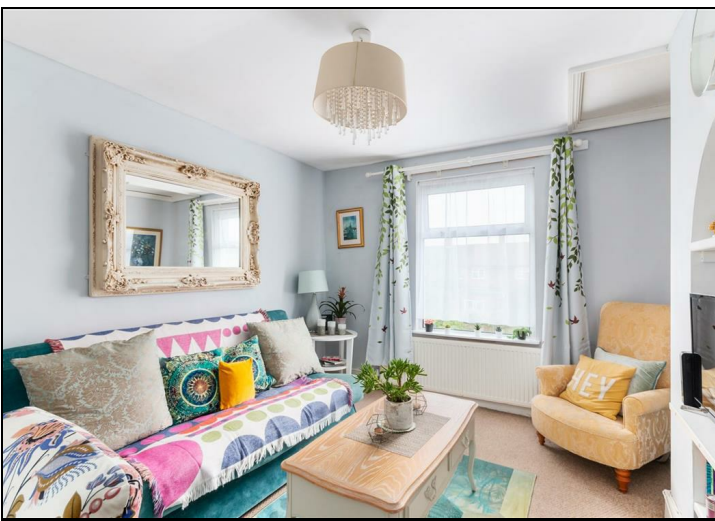
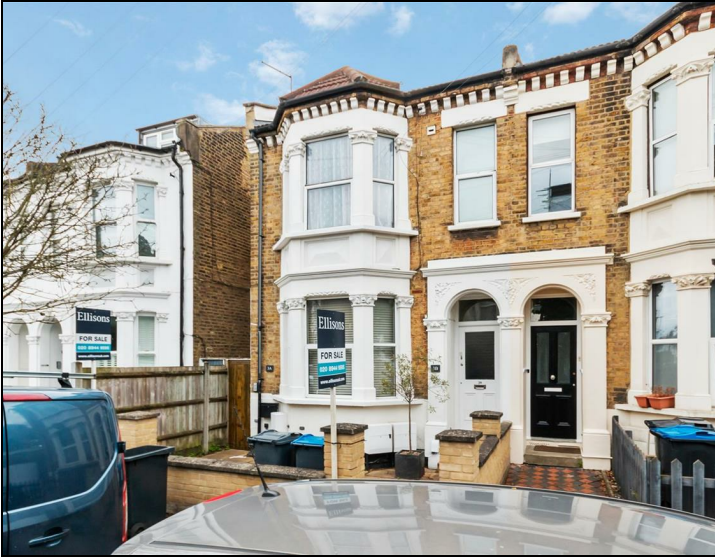


## Chestnut Road Raynes Park, SW20 8ED

£425,000 Leasehold



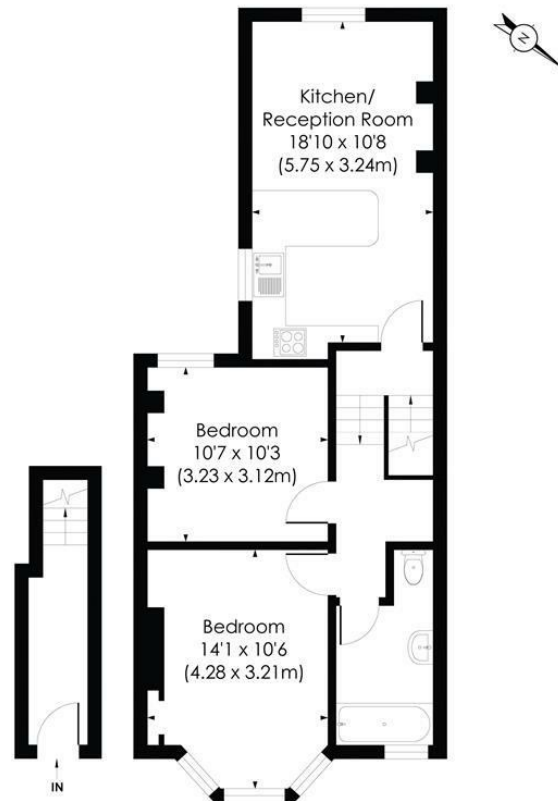
**This attractive TWO DOUBLE BEDROOM first floor, Victorian conversion flat is perfectly located for Raynes Park and Wimbledon Chase. There is a lovely open plan kitchen/reception room, two good sized double bedrooms and a modern bathroom. Offered to the market with no onward chain.**





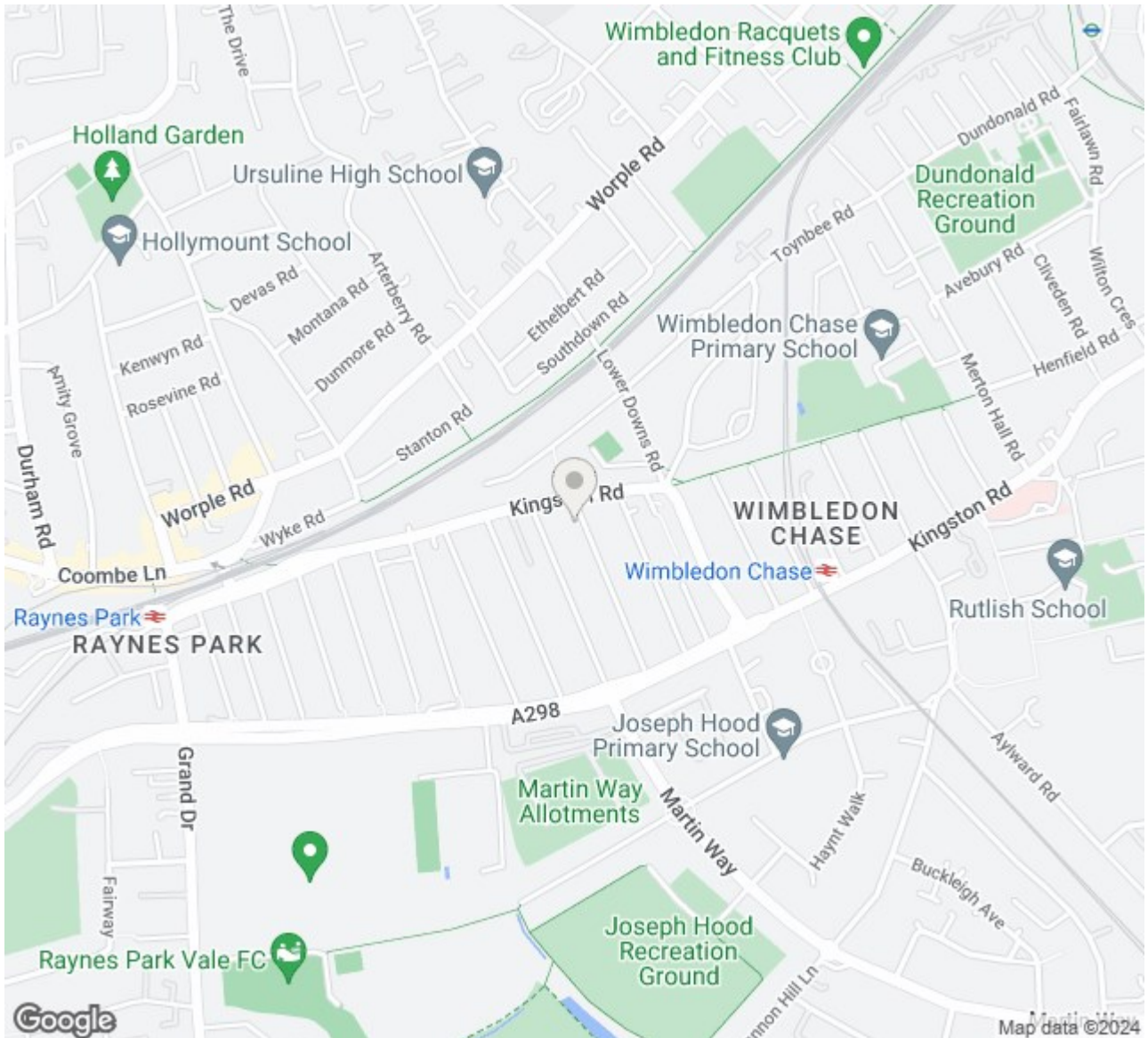
## CHESTNUT ROAD, SW20

Approx. Gross Internal Floor Area  
663 Sq. ft/61.59 Sq. m



GROUND FLOOR

FIRST FLOOR



- Two Double Bedroom
- First Floor
- Victorian Conversion Flat
- Close to Raynes Park Station
- Close to Wimbledon Chase Station
- No Onward Chain
- Excellent First Time Purchase
- Superb Open Plan Reception Room
- EPC - C
- Council Tax Band - C

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>	71	79
(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		
<b>England &amp; Wales</b>	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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