

**Vernon Avenue
Raynes Park, SW20 8BN**

£950,000 Freehold



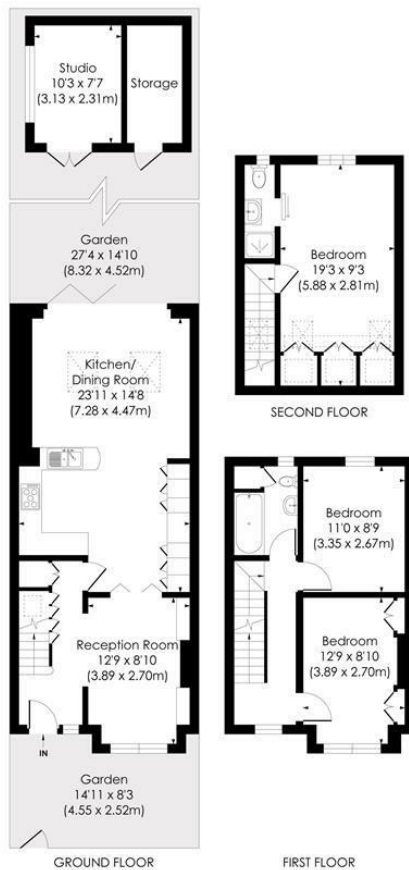
A delightful THREE DOUBLE BEDROOM, TWO BATHROOM Apostle house with West Facing Garden and attractive brick fronted fascia is located only 0.4 Miles to Raynes Park Station and High Street. An excellent first or second time purchase with a spacious modern open plan kitchen/dining/family room with bi folding doors on to the lovely sunny west facing rear garden. On the first floor are two double bedrooms and family bathroom. To the extended top floor is a wonderful master bedroom and en-suite. NO ONWARD CHAIN.

VERNON AVENUE, SW20

Approx. Gross Internal Floor Area

1204 Sq. ft./111.88 Sq. m (Incl. Studio, Incl. RHH)

1152 Sq. ft./106.99 Sq. m (Incl. Studio, Excl. RHH)

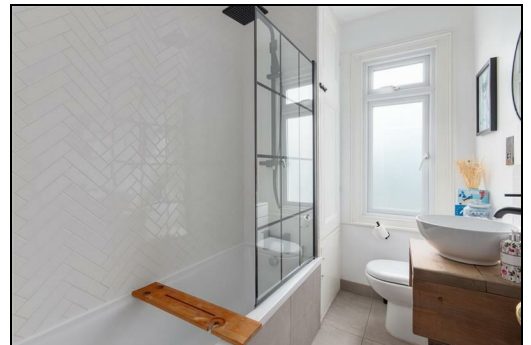


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PROPERTY MARKETING

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.

- Three Double Bedrooms
- Two Bathrooms
- Spacious Open Plan Ground Floor
- West Facing Rear Garden
- Modern Fitted Kitchen
- 0.4 Miles to Raynes Park Station
- Sought After Road Close To High Street & Station
- No Onward Chain
- EPC Rating - C
- Council Tax Band - E



Energy Efficiency Rating		
Very energy efficient - lower running costs	Current	Potential
A (91-100)		83
B (81-90)		
C (69-80)	69	
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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