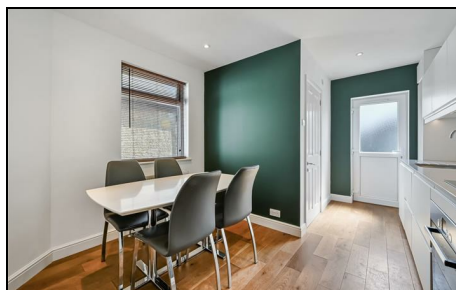


**Chesham Road
Colliers Wood, SW19 2AT**

£525,000 Leasehold - Share of Freehold



A truly stunning and beautifully presented two double bedroom, two bathroom split level maisonette with private South Facing Garden, no onward chain and share of the freehold. The property comprises of a newly fitted kitchen/diner with direct access to the South Facing Garden, great sized separate lounge, modern fitted family bathroom two double bedrooms with an en-suite to the master bedroom. This gorgeous property is situated on a popular very quiet residential road, moments from Colliers Wood High Street and Tube Station. A fantastic purchase for any first time buyer looking to buy in the SW19 area.

CHESHAM ROAD

APPROXIMATE TOTAL INTERNAL FLOOR AREA: 947 SQ FT - 87.98 SQ M

(INCLUDING EAVES STORAGE)

APPROXIMATE GROSS INTERNAL AREA OF EAVES STORAGE: 156 SQ FT - 14.49 SQ M



- Two Double Bedrooms
- Split Level
- Beautifully Presented
- Private South Facing Garden
- No Onward Chain
- Share of Freehold
- EPC Rating : C
- Merton Council Tax Band : B

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C	72	76
(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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