Ellisons

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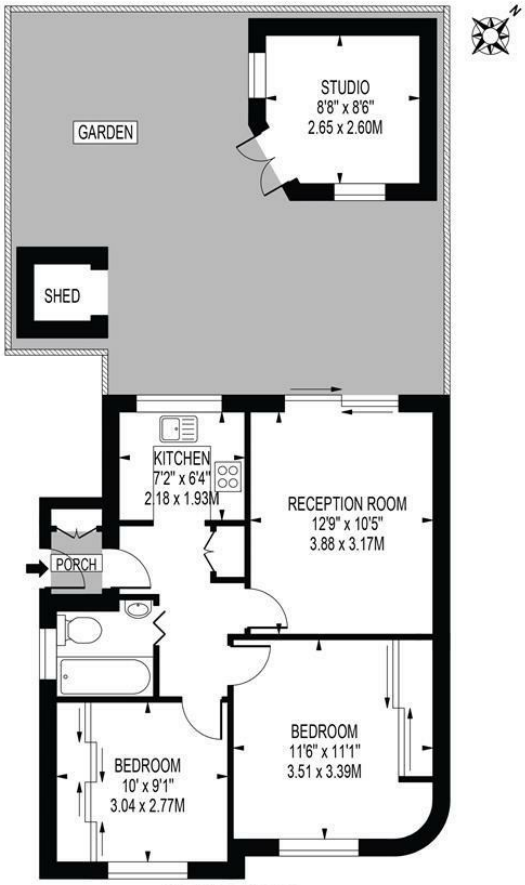
Runnymede
London, SW19 2RQ

£425,000 Leasehold

A beautifully presented two double bedroom ground floor maisonette with south facing private garden and off street parking for two cars. This gorgeous property is located a short walk to both South Wimbledon and Colliers Wood stations (Northern line), along with the amenities at Merton Abbey Mills and the River Wandle. The property consists of a modern fitted kitchen and bathroom, two double bedrooms and reception room with French Doors to the lovely low maintenance south facing private garden with patio area, side access and a spacious shed at the end that is currently being used as a study. Properties of this quality are very rare to the market and booking a viewing early is well advised.

RUNNYMEDE

APPROXIMATE GROSS INTERNAL FLOOR AREA: 522 SQ FT - 48.52 SQ M
(EXCLUDING SHED & STUDIO)
APPROXIMATE GROSS INTERNAL FLOOR AREA OF STUDIO: 72 SQ FT - 6.69 SQ M

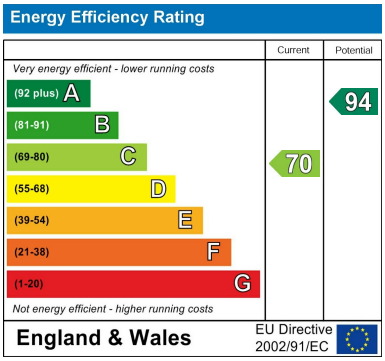


GROUND FLOOR

FOR ILLUSTRATION PURPOSES ONLY

THIS FLOOR PLAN SHOULD BE USED AS A GENERAL OUTLINE FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE IN WHOLE OR IN PART AN OFFER OR CONTRACT.
ANY INTENDING PURCHASER OR LESSEE SHOULD SATISFY THEMSELVES BY INSPECTION, SEARCHES, ENQUIRIES AND FULL SURVEY AS TO THE CORRECTNESS OF EACH STATEMENT.
ANY AREAS, MEASUREMENTS OR DISTANCES QUOTED ARE APPROXIMATE AND SHOULD NOT BE USED TO VALUE A PROPERTY OR BE THE BASIS OF ANY SALE OR LET.

- Ground Floor Maisonette
- Two Double Bedrooms
- Beautifully Presented
- Off Street Parking
- Private Garden
- Close To Tube Station (Northern Line)
- EPC Rating : C
- Merton Council Tax Band : C
- Lease : 189 Years from 25 March 1972



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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.

Celebrating 30 years of successful Sales and Lettings in Merton

30 YEARS 1989-2019