

**North Road  
Wimbledon, SW19 1AQ**

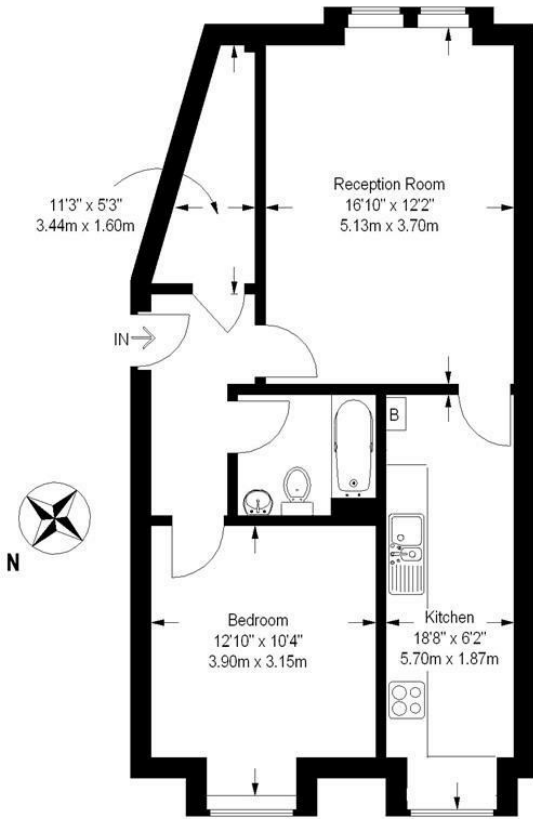
**£319,950 Leasehold**



**This light and spacious ONE BEDROOM purpose built apartment is WELL PRESENTED THROUGHOUT and is located near to transport facilities. The property has a lounge/diner with wood flooring and ample storage. The apartment is a good opportunity for an investor or first time buyer wishing to be WITHIN EASY REACH OF WIMBLEDON TOWN CENTRE.**

# North Road, SW19

Approximate Gross Internal Area :- 54 sq m / 581 sq ft



This floor plan is for representation purposes only and is not drawn to scale. Whilst every attempt has been made to ensure of the accuracy of the plan measurements of doors, windows and rooms are approximate only and should be checked before making any decisions reliant upon them.  
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- One Double Bedroom
- Spacious Lounge/Diner
- Well Presented Throughout
- Wood Flooring
- EPC Rating: D
- Ample Storage

Energy Efficiency Rating	
Very energy efficient - lower running costs	Current Potential
(92 plus) A	68 77
(81-91) B	
(69-80) C	
(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	

Environmental Impact (CO <sub>2</sub> ) Rating	
Very environmentally friendly - lower CO <sub>2</sub> emissions	Current Potential
(92 plus) A	69 81
(81-91) B	
(69-80) C	
(55-68) D	
(39-54) E	
(21-38) F	
(1-20) G	
Not environmentally friendly - higher CO <sub>2</sub> emissions	
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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