

Warren Road Colliers Wood, SW19 2HY

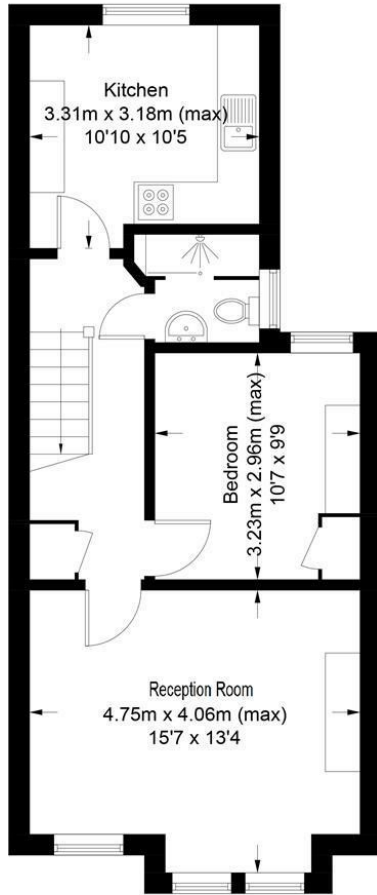
£365,000 Leasehold



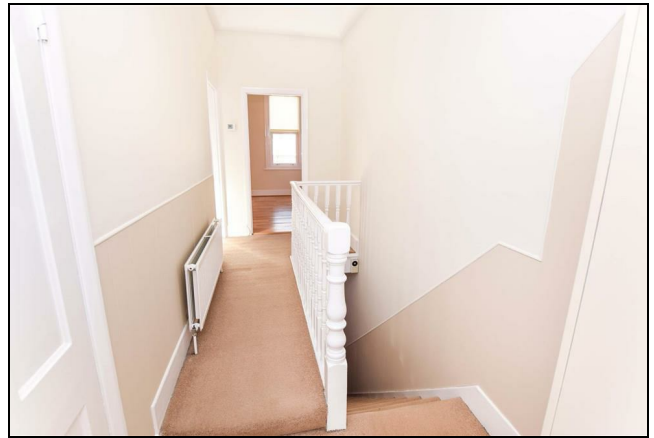
A spacious first floor Period conversion flat with long lease, located on a sought after tree lined road close to both Tooting High Street and Colliers Wood Tube Station. This property features a spacious reception room, double bedroom, modern shower room, fitted kitchen and other benefits include no onward chain, a private section of a rear garden and has potential to extend (subject to all relevant planning consents). Viewing highly recommended.

Warren Road, SW19

Approximate Gross Internal Area = 49.5 sq m / 533 sq ft



This floor plan is for representation purposes only and is not drawn to scale.
 The Gross Internal Area includes outbuildings shown on the plan.
 Whilst every attempt has been made to ensure 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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- Period Conversion
- First Floor
- Tree Lined Road
- Lease Over 150 Years
- No Onward Chain
- Premier Road
- Close To Tube Station
- Tooting High Street Nearby
- Garden
- EPC Rating : D

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
		67	77

England & Wales EU Directive 2002/91/EC

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