

Ruskin Way Colliers Wood, SW19 2UP

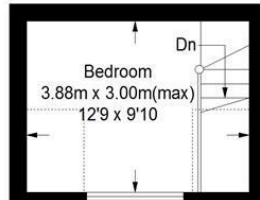
£450,000 Freehold



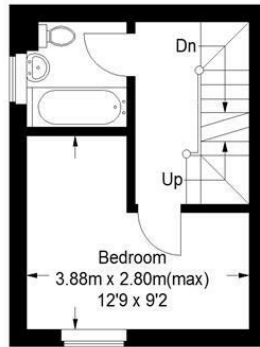
A spacious and beautifully presented two double bedroom, end of terrace freehold house located within a sought after modern development, close to both Colliers Wood Tube Station and Amenities. Comprising of a spacious reception, modern open plan kitchen diner with bi-folding doors leading out to the private garden. On the upper floors of this lovely home you will find two double bedrooms and the modern family bathroom. This stunning home also comes with off street parking and is ideally suited to the first time buyer looking to get into the SW19 area.

Ruskin Way, SW19

Approximate Gross Internal Area
 Ground Floor = 41.7 sq m / 449 sq ft
 First Floor = 21.1 sq m / 227 sq ft
 Second Floor = 11.7 sq m / 126 sq ft
 Total = 74.5 sq m / 802 sq ft

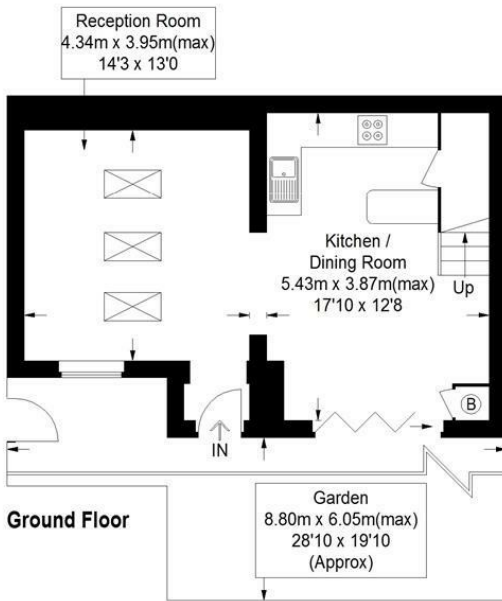


Second Floor



First Floor

= Reduced headroom below 1.5 m / 5'0



Ground Floor



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. Copyright Bespokeplans.co.uk 2021 (ID738948)

- Freehold House
- Arranged Over Three Floors
- Two Double Bedrooms
- Beautifully Presented
- Private Garden
- Close To Tube Station
- Good Amenities Nearby
- Off Street Parking

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Very energy efficient - lower running costs	Current	Potential	Very environmentally friendly - lower CO ₂ emissions
(92 plus) A		88	(92 plus) A
(81-91) B			(81-91) B
(69-80) C		73	(69-80) C
(55-68) D			(55-68) D
(39-54) E			(39-54) E
(21-38) F			(21-38) F
(1-20) G			(1-20) G
Not energy efficient - higher running costs		Not environmentally friendly - higher CO ₂ emissions	
England & Wales EU Directive 2002/91/EC		England & Wales EU Directive 2002/91/EC	

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