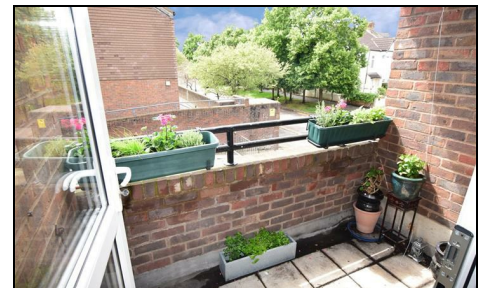


Singleton Close Colliers Wood, SW17 9JY

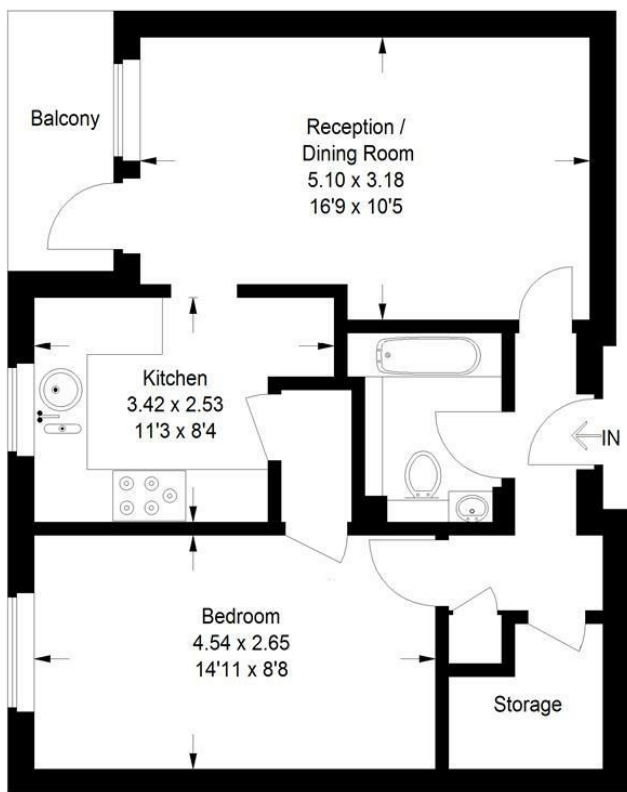
£320,000 Leasehold



This is a light first floor flat of above average size. It is stylishly presented and both kitchen and bathroom have been refitted in the last 3 years. It has a private balcony off the lounge. The kitchen has fitted appliances and the flat has both GCH and double glazing. It is ideally positioned for transport, Tooting (0.3 mi) Colliers Wood (0.5 mi) Tooting Broadway (0.6 mi) all being nearby. The hustle and bustle of Tooting and Colliers Wood town centres are also nearby.

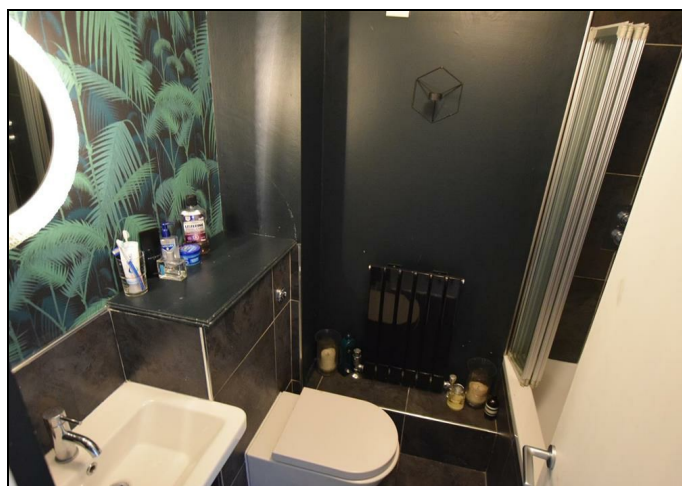
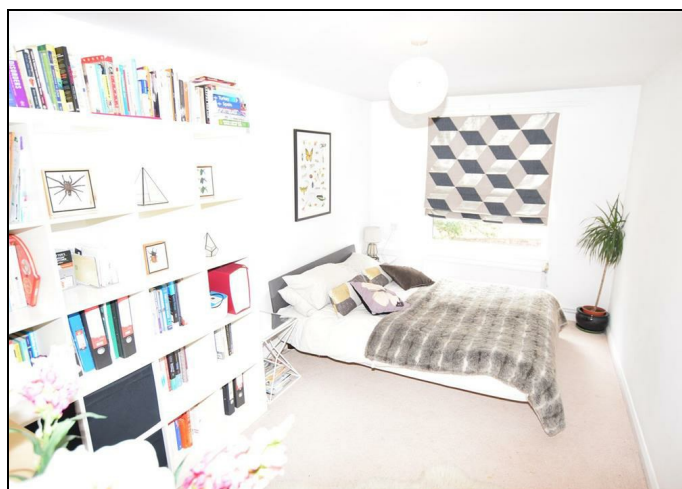
Singleton Close, SW17

Approximate Gross Internal Area
49.1sq m / 528 sq ft



First Floor

Illustration for identification purposes only,
measurements are approximate, not to scale.
FloorplansUsketch.com © 2017 (ID 345829)



- Spacious first floor flat
- Stylish Kitchen with appliances
- Large lounge with balcony
- Gas central heating
- EPC rating C
- Attractive modern bathroom
- Double glazed windows
- Ideal ftb or rental investment
- Handy for Tooting station

| Energy Efficiency Rating | | Environmental Impact (CO ₂) Rating | |
|---|-------------------------|--|---|
| | Current | Potential | |
| Very energy efficient - lower running costs | | | Very environmentally friendly - lower CO ₂ emissions |
| (92 plus) A | | | (92 plus) A |
| (81-91) B | | | (81-91) B |
| (69-80) C | 78 | 78 | (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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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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