

Catherine Court Wimbledon, SW19 7EW

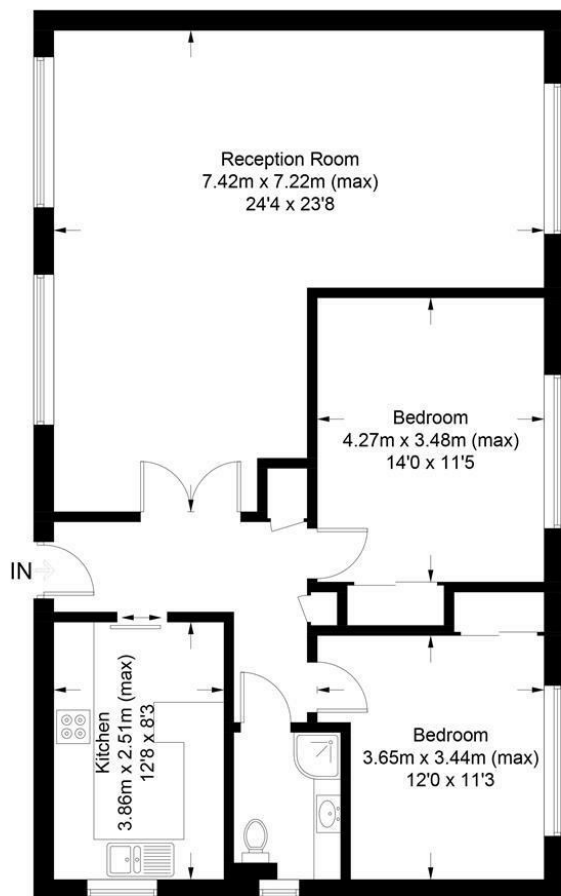
£745,000 Leasehold - Share of Freehold



Beautifully presented and fully refurbished apartment with spacious lateral accommodation (over 1000sqft) featuring a stunning L shaped reception room/diner with large dual aspect windows, generous entrance hall, two double bedrooms with built in storage, modern kitchen breakfast room, modern luxury shower room, set within this prestigious private and secluded development, ideally located within convenient proximity to Central Wimbledon and Wimbledon village.

Catherine Court, SW19

Approximate Gross Internal Area = 93.5 sq m / 1006 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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- Two Double bedrooms with bespoke built in cupboards
- Private gated road
- Large Flat over 1000 sq ft lateral space
- Fabulous reception room and diner with dual aspect
- Share of Freehold & Garage
- Luxury Shower room
- Beautiful Communal Gardens
- Service Charge approx £2500-£3000 Ground Rent £0
- Wimbledon High & Bishop Gilpin Schools close by
- Current EPC Rating-D Council Tax Band E



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			
England & Wales		EU Directive 2002/91/EC	80

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