

## Gladstone Road Wimbledon, SW19 1QW

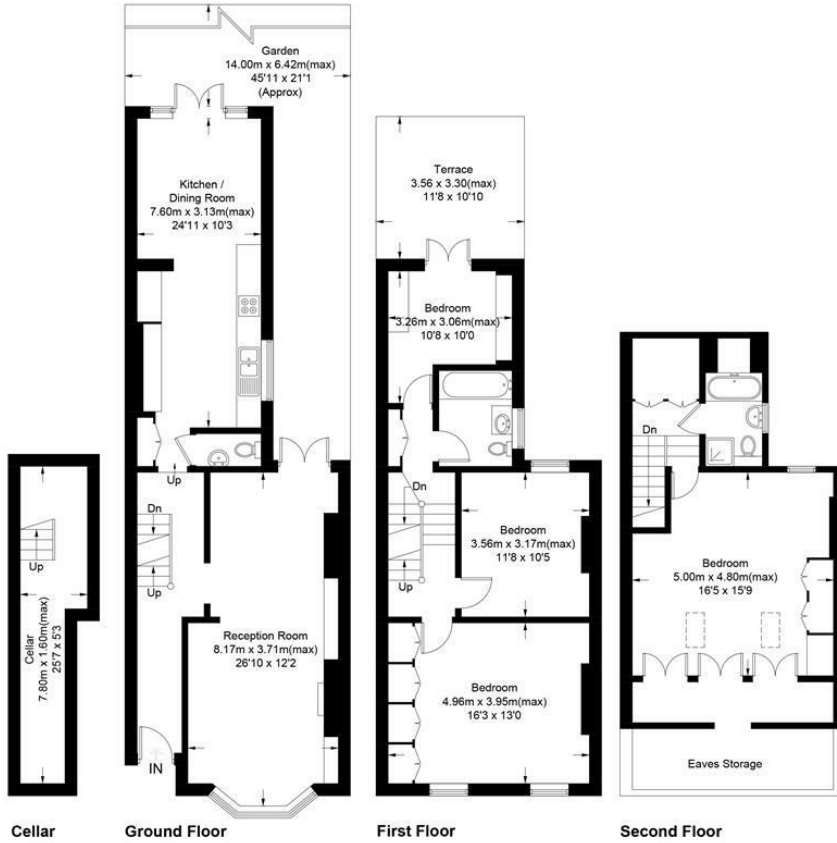
£1,395,000 Freehold



At over 1800 sq/ft and offering four bedrooms, two bathrooms, this Victorian family home with an East facing garden is located in the sought after Ministers area, moments from Wimbledon town centre. This attractive property has exceptionally high ceilings and is finished to a high standard throughout. On the ground floor there is a spacious double length reception room, w/c and a fantastic open plan kitchen/dining area with doors out to a lovely garden, as well as having a basement. On the first floor there are two double bedrooms, family bathroom and a study/bedroom four boasting its own private roof terrace. The large master bedroom is located in the loft with a well appointed four piece bathroom suite accessible to all from the landing. Superb extension potential (STPP).

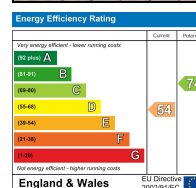
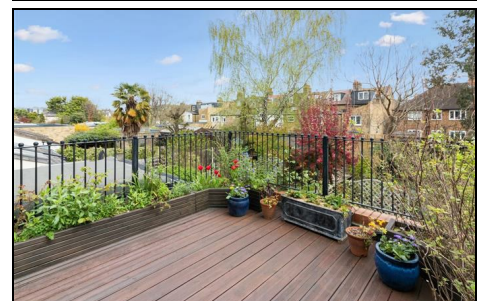
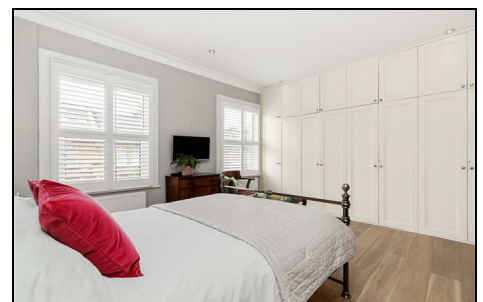
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Approximate Gross Internal Area = 159.1 sq m / 1712 sq ft  
 Cellar = 10.5 sq m / 113 sq ft  
 Total = 169.6 sq m / 1825 sq ft  
 (Excluding Eaves Storage)



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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- Victorian Terraced House
- Ministers Location
- Four Bedrooms
- Two Bathrooms
- East Facing Garden
- Roof Terrace
- Basement
- Excellent Extension Potential (STPP)
- EPC Rating E



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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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