

Palmerston Grove Wimbledon, SW19 1PE

£850,000 Freehold



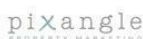
Situated in the heart of the "Ministers" area of Wimbledon this two double bedroom period house benefits from a quiet cul-de-sac location within close proximity of Wimbledon Broadway with it's excellent array of amenities and fantastic commuter routes - Wimbledon Mainline station and South Wimbledon underground, and close to both Pelham and St Mary's Primary Schools. The property consists of a double reception room, separate kitchen, two double bedrooms and study room, family bathroom and a private rear garden.

Approx. Gross Internal Floor Area
877 Sq. ft/81.51 Sq. m



FIRST FLOOR

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This floor plan has been prepared for the purpose of illustration only in accordance with the latest RICS code of measuring practice and is not to scale. All measurements and areas are approximate and whilst every effort has been made to ensure the accuracy of the plan contained here, no responsibility is taken for any error, omission or misstatement.

- Ministers Location
- Period House
- Two double bedrooms
- Through Reception Room
- Private Rear Garden
- Excellent School Catchment Area
- Fantastic commuter Routes
- Chain Free
- Council tax band E
- EPC band D

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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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Energy Efficiency Rating

	Current	Potential
High energy efficient - lower running costs		
100-91% A		
90-81% B		
80-69% C		
55-48% D		
39-34% E		
29-23% F		
1-15% G		
Not energy efficient - higher running costs		
	66	9

EU Directive