

## Milton Road Wimbledon, SW19 8SF

£785,000 Freehold

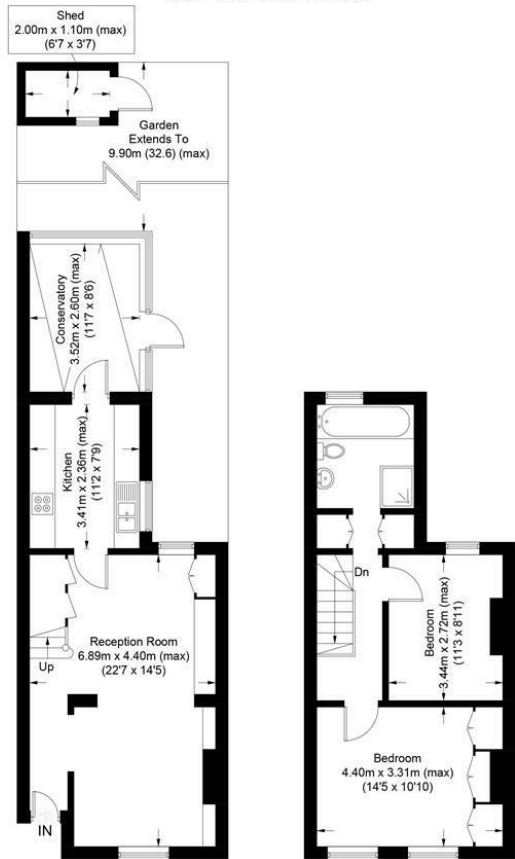


A desirable two bedroom Victorian terraced house with no onward chain, located in the ever popular Poets Area of Wimbledon. On the ground floor the house boasts an open plan double reception room with wooden flooring, galley kitchen and rear sun room backing onto a pretty garden. The first floor comprises of two double bedrooms including principal bedroom with south facing aspect, and a large family bathroom.

Arranged over two floors, there is also the fantastic potential to extend on the ground floor and into the loft STPP. Properties of this style and potential are a rare find so an early viewing is highly recommended.

## Milton Road, SW19

Approximate Gross Internal Area = 87.3 sq m / 940 sq ft  
 Shed = 2.2 sq m / 24 sq ft  
 Total = 89.5 sq m / 964 sq ft



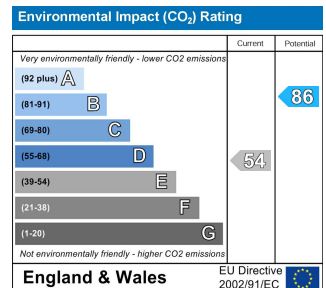
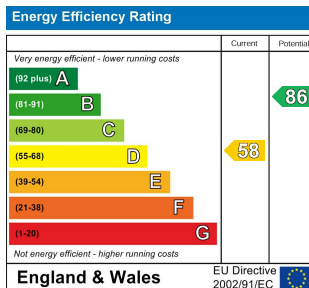
Ground Floor

First Floor

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 House
- Wood Flooring Throughout
- Large Modern Bathroom Suite
- Stunning Rear Garden
- Two Double Bedrooms
- Through Reception Room
- Excellent Extension Potential (STPP)
- Poets Area Location - Fantastic transport Links
- Council Tax Band D
- Current EPC Rating - D



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