

## 2 Cecil Road Wimbledon, SW19 1JT

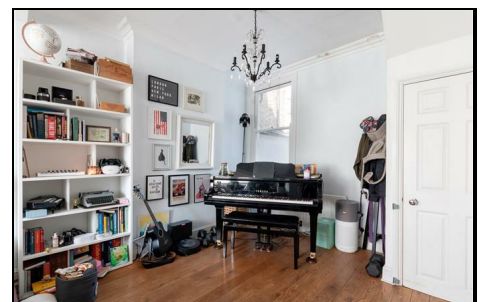
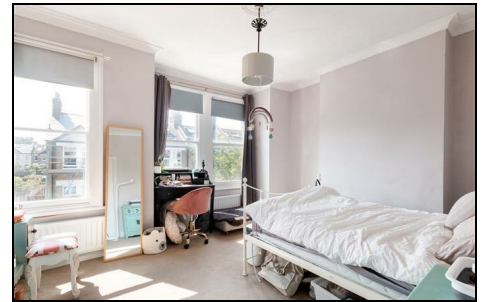
£800,000 Freehold



A two bedroom, end of terrace, Victorian family home in good condition throughout situated on a quiet residential road close to excellent transport links and sought after schools. Offered to the market with a spacious double length reception room and kitchen/diner at the rear with doors leading out onto a private east facing garden of 43ft in length. The first floor boasts two double bedrooms and a superb family bathroom. Situated in the highly sought after Ministers area of Wimbledon, being within easy reach of both South Wimbledon and Wimbledon Mainline Stations. Offered to the market with the great benefit of no onward chain and with great potential to extend the property further on both the ground floor and into the loft (subject to planning permission), an early viewing is highly recommended.

**CECIL ROAD, SW19**

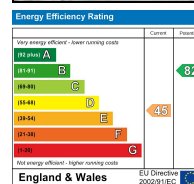
Approx. Gross Internal Floor Area  
**966 Sq. ft/89.79 Sq. m**



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.

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- End of Terrace Victorian Home
- Two Double Bedrooms
- Envious Ministers Location
- Private East Facing Garden
- Excellent Location - Close to Transport Links / Sought After Schools
- Potential to Extend (STPP)
- No Onward Chain
- Freehold
- EPC Rating E
- Council Tax Band E



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