

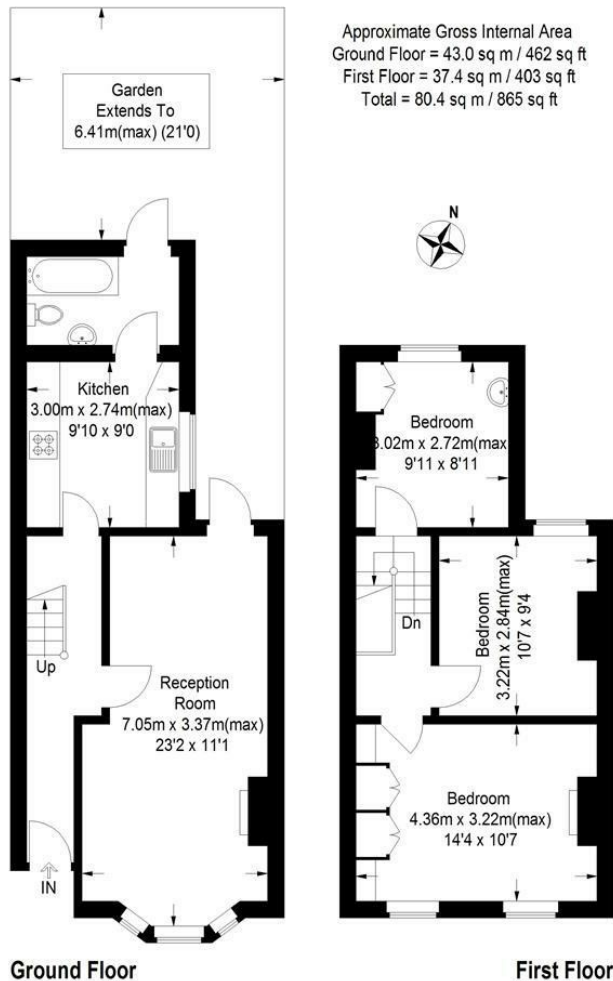
Dryden Road Wimbledon, SW19 8SQ

£720,000 Freehold



A three bedroom, two reception, mid-terrace Victorian house with no onward chain and superb potential to extend on both the ground floor and in to the loft, subject to the usual consents. This spacious property already benefits from gas central heating and double glazing with an abundance of character features. Located on a quiet residential street in the heart of Poets in Wimbledon, the property is walking distance to both Thameslink, Northern Line Tube and Mainline stations. Garfield Recreation Ground and Wandle Park are in close proximity and the property is within easy reach of outstanding local schools. Offered to the market with vacant possession, this is a fantastic opportunity to put your mark on a house.

Dryden Road, SW19



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			87
(81-91) B			
(69-80) C		64	
(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	

- No Onward Chain
- Poets Area
- Victorian Terrace
- Three Bedroom
- Through Reception Room
- Kitchen
- Excellent Transport Links
- Freehold
- Current EPC Rating - D
- Council Tax Band - D

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