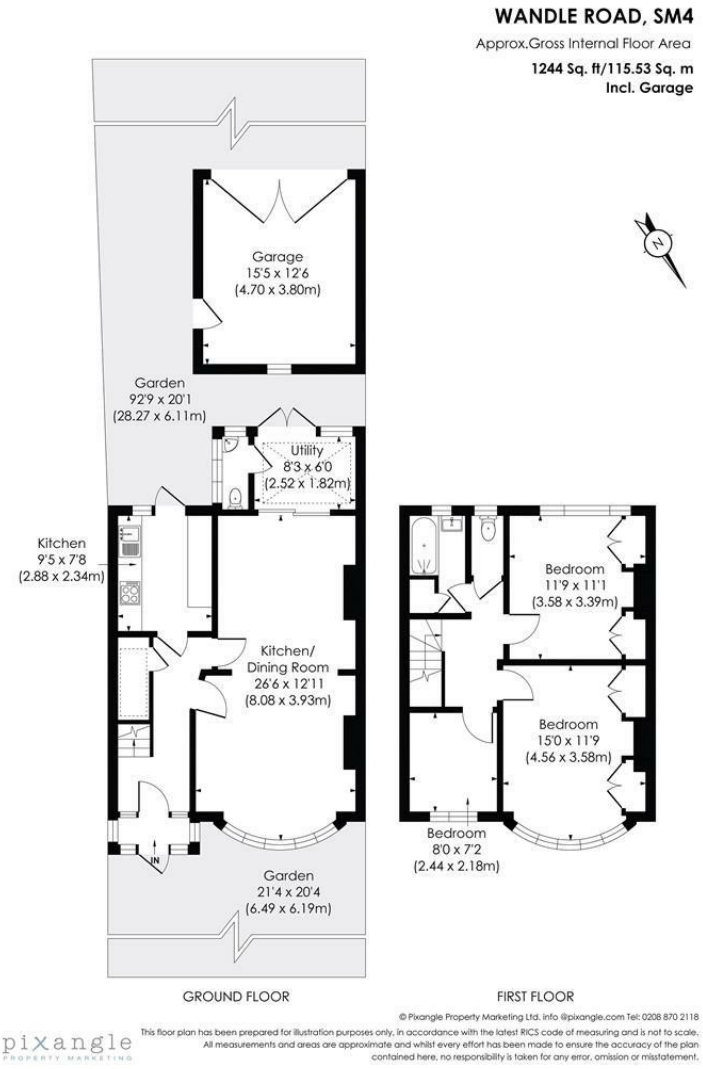
Ellisons

Morden
Sales & Lettings
24 Crown Lane, Morden
Surrey SM4 5BL
T 020 8543 1166
E morden@ellisons.uk.com
www.ellisons.uk.com

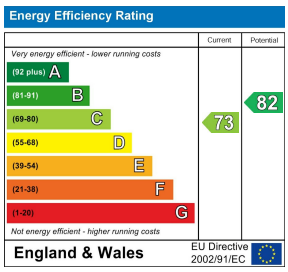
# Wandle Road
# Morden, SM4 6AD

## £575,000 Freehold

**A three bedroom terraced period family home enviably located in the heat of the 'Wandle' area of Morden, boasting off-street parking, garage and superb potential to extend further (subject to planning permission). Offered to the market with no onward chain and in need of modernisation, comprising a spacious double length reception and separate kitchen on the ground floor, with a separate utility and W/C alongside doors opening out onto a sunny south facing garden with garage at the rear. Upstairs includes two double bedrooms with built-in wardrobes, a third single bedroom and family bathroom with a separate W/C. Situated within easy reach of Morden Town Centre and the Northern Line Underground, the property is also well connected by multiple bus routes from nearby St Helier Avenue. With Morden Hall Park and the River Wandle just a short walk away, this is a brilliant family home.**



- Terraced Family Home
- Three Bedrooms
- Off-Street Parking
- Garage
- Potential to Extend (STPP)
- Located in Desirable 'Wandle' area of Morden
- No Onward Chain
- Freehold
- EPC Rating - C
- Merton Council Tax Band - D




**For Free Mortgage Quote and Best Mortgage Rates, call Ellisons Mortgage Advisor on 0208 543 1166**

arla | propertymark PROTECTED

naea | propertymark PROTECTED

Although these particulars are believed to be correct, their accuracy is not guaranteed and they do not form part of any contract.

**Celebrating 30 years of successful Sales and Lettings in Merton**

30 YEARS 1989-2019