

39 Mossville Gardens Morden, SM4 4DG

Offers In Excess Of £635,000 Freehold



New to Market - The charming area of Mossville Gardens, Morden, this delightful 1930s house offers a perfect blend of character and modern living. With three well-proportioned bedrooms, this property is ideal for families or those seeking extra space. The house features two inviting reception rooms, providing ample room for relaxation and entertaining guests.

The layout of the home is both practical and appealing, with a comfortable bathroom that caters to the needs of the household. The property has been well-maintained, showcasing the timeless elegance of its era while allowing for personal touches to be added.

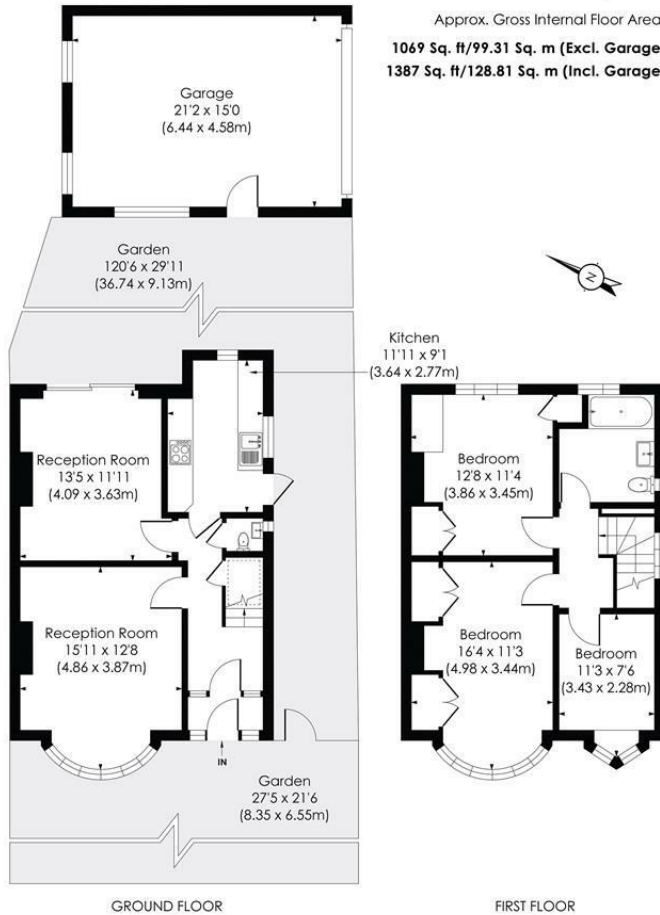
For those with a vehicle, the property includes parking for one car, ensuring convenience in this bustling area. Mossville Gardens is a lovely neighbourhood, known for its friendly community and proximity to local amenities, including shops, schools, and parks.

MOSSVILLE GARDENS, SW20

Approx. Gross Internal Floor Area

1069 Sq. ft/99.31 Sq. m (Excl. Garage)

1387 Sq. ft/128.81 Sq. m (Incl. Garage)



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PROPERTY MARKETING

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.

- Three Bedrooms
- Two Reception Rooms
- Garage with access from the side of the property
- Potential to extend (STP)
- Desirable Residential Road in Morden
- Chain Free
- Freehold
- Merton Council Tax Band - E
- EPC - D



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

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