



4 Morton Gardens, Wallington, Surrey, SM6 8EX



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£725,000

Cromwells  
ESTATE AGENTS





# 4 Morton Gardens, Wallington, SM6 8EX

Cromwells Wallington are delighted to offer this charming five bedroom period family home, located in a sought after tree lined road. The property offers a wealth of accommodation including a large kitchen, two spacious reception rooms, a downstairs WC, an en-suite shower room, solar panels, a pretty South facing rear garden and off street parking.

The property is perfectly positioned for good local primary and secondary schools, and Wallington town centre and train station are only a short walk away offering easy access to local shops, transport links and amenities.

Accommodation  
Sheltered entrance, decorative tiled step, obscure UPVC double glazed front door to..

Spacious entrance hall  
UPVC double glazed window to front aspect, single panel radiator, wood effect flooring, dado rail, picture rail, ceiling cornice, wall mounted thermostat, under stairs storage cupboard housing meters.

Lounge - 15'6 x 15'1  
UPVC double glazed bay window to front aspect, double panelled radiator, feature cast iron fireplace, picture rail, ceiling cornice.

Dining room - 14'0 x 12'4  
UPVC double glazed window windows and patio doors to rear aspect, wood effect flooring, double panel radiator, picture rail, ceiling cornice, archway to.

Kitchen - 14'4 x 8'7  
Range of fitted wooden wall unit with matching cupboards and drawers below, roll top work surfaces with inlaid stainless steel sink and chrome mixer tap, integrated fridge/freezer, integrated oven/grill and microwave, inlaid gas hob with extractor fan above, space and plumbing for washing machine and dishwasher, wood effect flooring, UPVC double glazed windows to side and rear aspects and door to side.

Downstairs WC  
Consisting of low-level pushbutton flush WC, wash hand basin with chrome mixer tap and storage cupboard below, decorative tiled flooring, obscure UPVC double glazed window to side aspect.

Stairs to 1st floor landing

Bedroom two - 12'3 x 11'7  
UPVC double glazed window to front aspect, fitted wardrobes housing “Worcester” boiler, single panel radiator, ceiling cornice and decorative panelling.

Bedroom three - 11'11 x 11'6

UPVC double glazed window to rear aspect, single panel radiator, fitted wardrobes.

Bedroom four - 11'0 x 8'6  
UPVC double glazed window to rear aspect, double panel radiator.

Bedroom five - 9'5 x 9'2  
UPVC double glazed window to front aspect, double panel radiator, wood flooring.

Bathroom - 7'6 x 6'6  
Comprising panel enclosed bath with chrome mixer tap and thermostatic shower, wash hand basin with chrome mixer tap and storage cupboards below, low-level pushbutton flush WC, heated chrome towel rail, riled flooring, part tiled walls, obscure UPVC double glazed window to side aspect.

Stairs to 2nd floor  
Dressing area or study space with Velux window to rear, door to..

Main bedroom - 18'10 x 12'4  
Velux windows to front and rear aspects, double panel radiators, eaves storage, built in cupboard space.

Ensuite showering - 8'2 x 3'3  
Consisting of tiled cubicle with thermostatic shower, wash handbasin with pushbutton flush WC.

Rear garden (South facing) approximately 100ft  
Hardstanding seating area with block paved footpath to rear, pergola, mainly laid to lawn with mature shrubs bordering large garden shed, outside tap, gated side access.

Front  
Block paved driveway providing off street parking.

BUYER’S INFORMATION  
Under UK law, estate agents are legally required to conduct Anti-Money Laundering (AML) checks on buyers and sellers to comply with regulations. These checks are mandatory, and estate agents can face penalties if they fail to perform them. We use the services of a third party to help conduct these checks thoroughly. As such there is a charge of £36 including vat, per person. Please note, we are unable to issue a memorandum of sale until these checks are complete

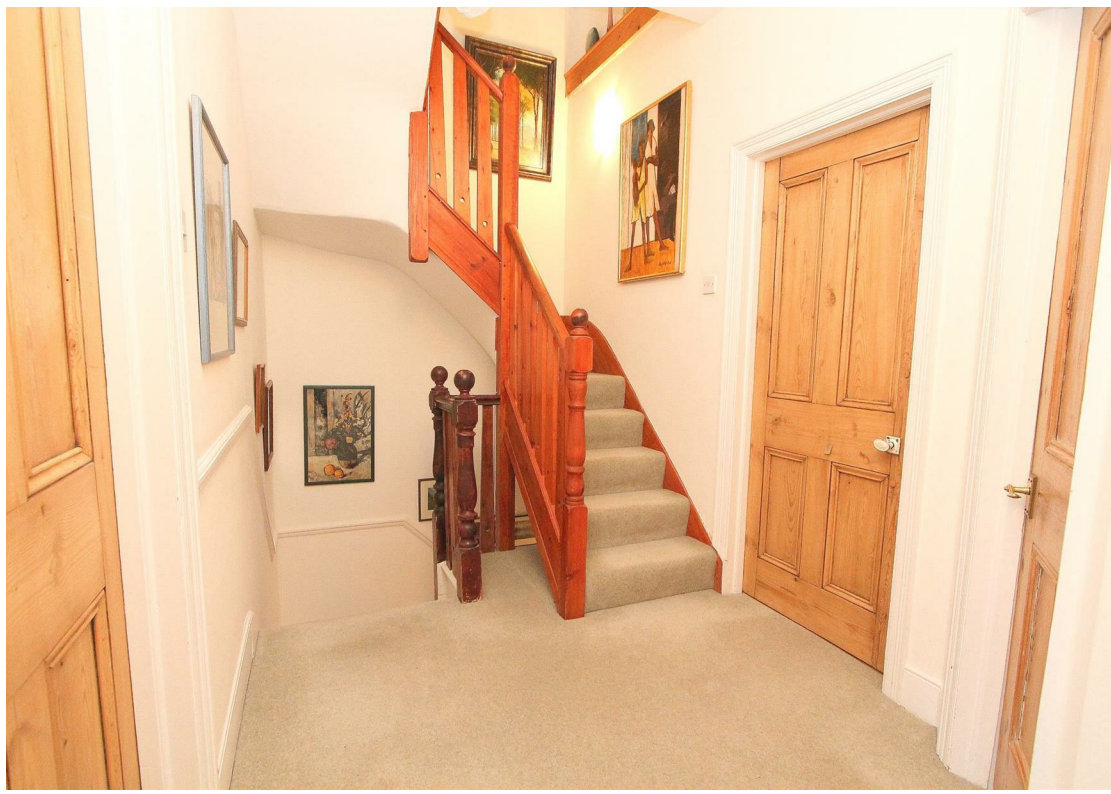










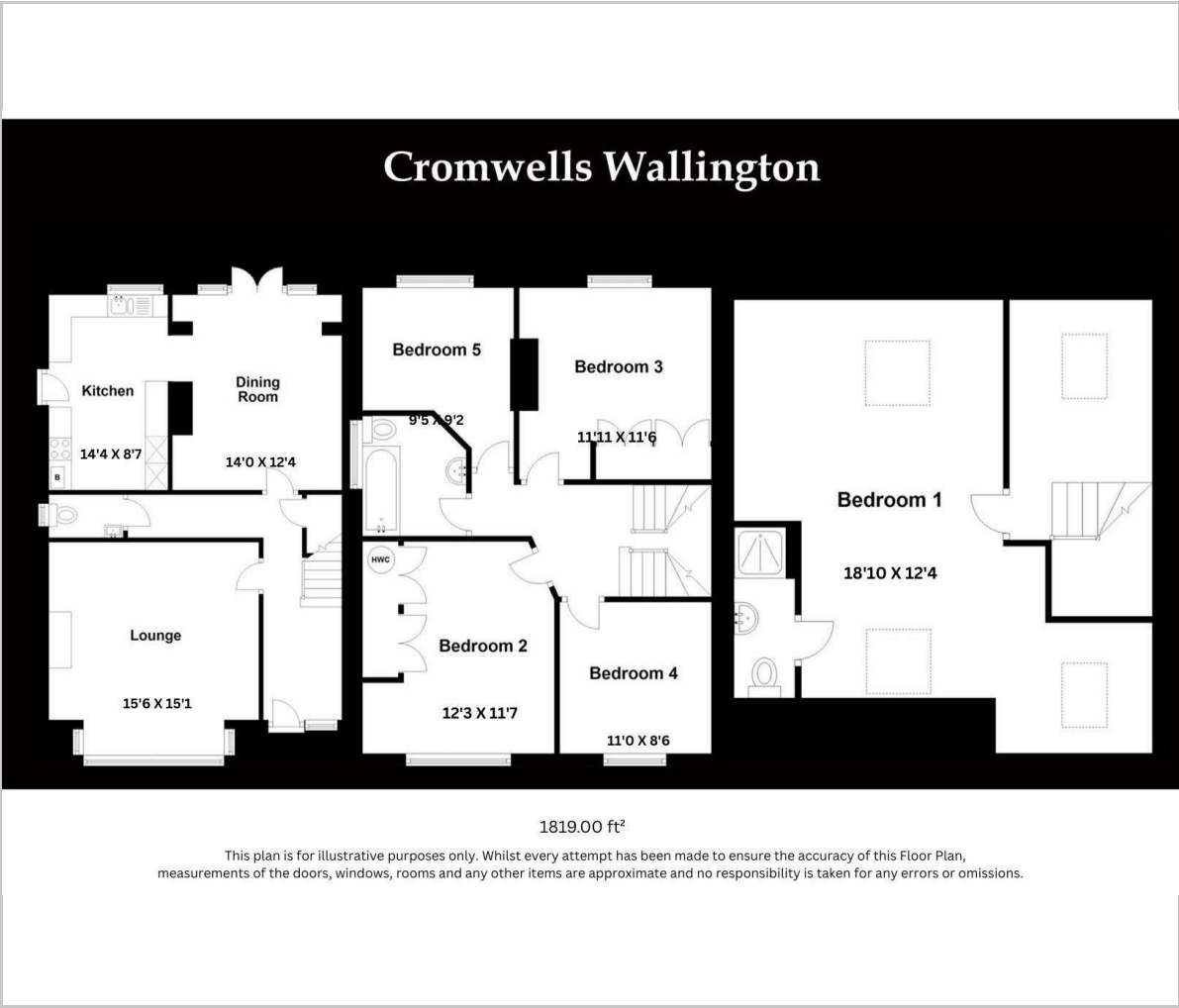








Floor Plan

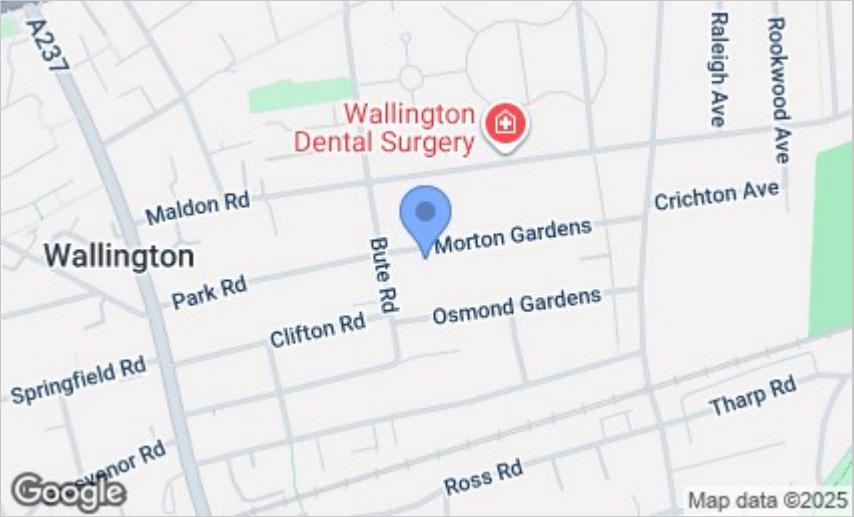


Viewing

Please contact our Cromwells Office on 0208 647 4422 if you wish to arrange a viewing appointment for this property or require further information.

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Area Map



Energy Efficiency Graph

