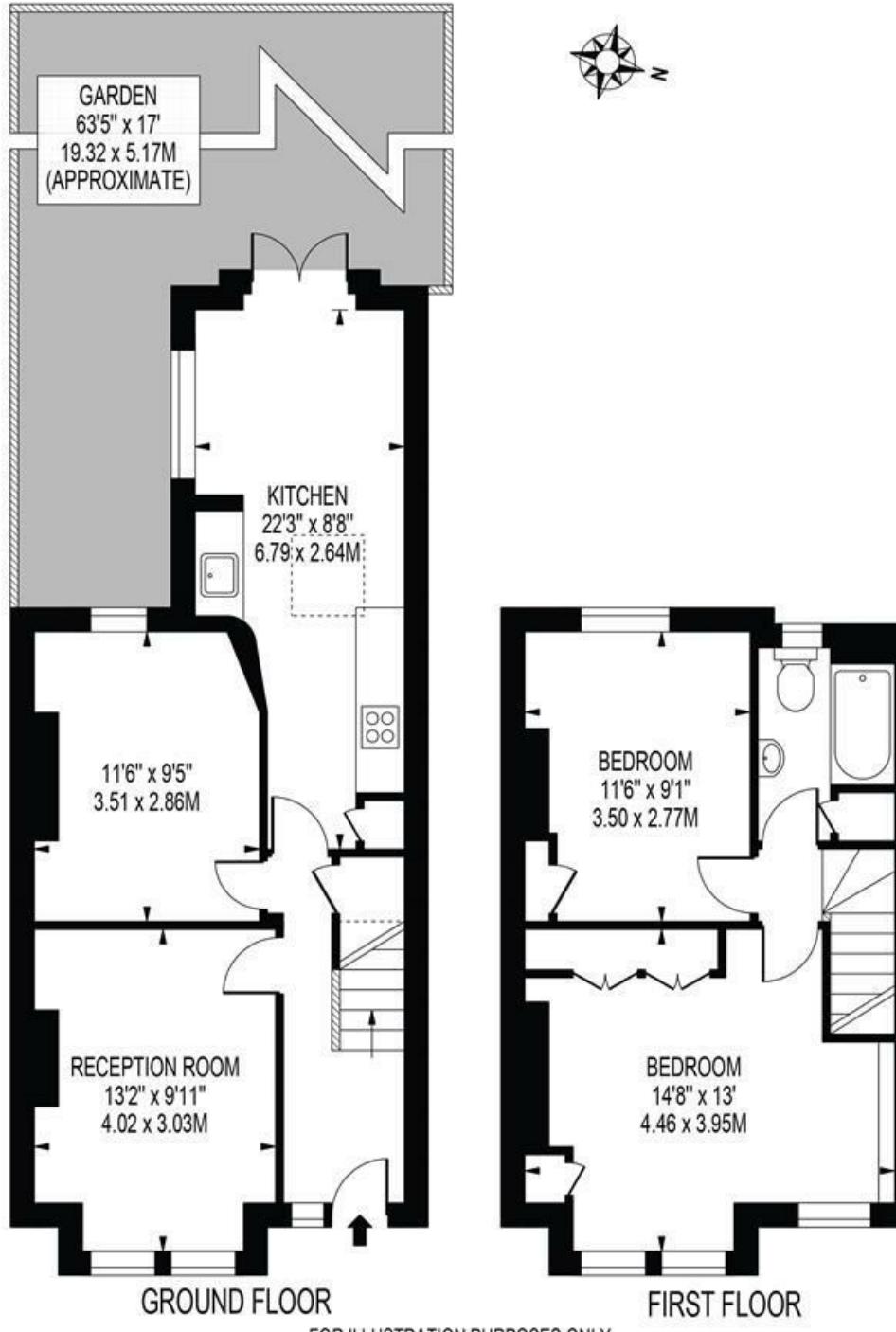


## CHESTNUT ROAD

APPROXIMATE GROSS INTERNAL FLOOR AREA: 838 SQ FT - 77.88 SQ M



THIS FLOOR PLAN SHOULD BE USED AS A GENERAL OUTLINE FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE IN WHOLE OR IN PART AN OFFER OR CONTRACT.  
ANY INTENDING PURCHASER OR LESSEE SHOULD SATISFY THEMSELVES BY INSPECTION, SEARCHES, ENQUIRIES AND FULL SURVEY AS TO THE CORRECTNESS OF EACH STATEMENT.  
ANY AREAS, MEASUREMENTS OR DISTANCES QUOTED ARE APPROXIMATE AND SHOULD NOT BE USED TO VALUE A PROPERTY OR BE THE BASIS OF ANY SALE OR LET.

This plan is for guidance only. Drawn in accordance with RICS guidelines. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them.



**61 Chestnut Road, Raynes Park,  
London, SW20 8ED**

**Asking Price £735,000 Freehold**

\*Rarely Available\* Attractive end terrace house with west facing garden. Characterful two bedroom house with period features and charm, featuring two bedrooms, modern bathroom, two reception rooms, extended kitchen breakfast room whilst maintaining plenty of scope to extend further/loft convert subject to consents, situated in this highly desirable 'Apostles' location. Council Tax Band D

- End of terrace freehold house
- Two bedrooms & Modern bathroom
- Kitchen breakfast room
- Attractive brick fascia
- Between Raynes Park & Wimbledon Centres
- West facing rear garden
- Scope to Extend/Loft convert STC.
- Two separate reception rooms
- Sought after 'Apostles' location
- Chain Free Property

020 8947 4764

Fuller Gilbert West Wimbledon, 95 High Street, Wimbledon Village, London, SW19 5EG

[www.fullergilbert.co.uk](http://www.fullergilbert.co.uk)

## Location

The property is situated in the sought after 'Apostles' area being only moments walking distance from the useful amenities of Raynes Park including a Public Library, Waitrose and a selection of coffee shops, restaurants and other small businesses. Raynes Park commuter station offers rail connections to Waterloo while excellent schools both in the private and state sectors are easily accessible. Wimbledon town with its more extensive shopping, amenities & additional transport facilities including district line tube is also easily accessible via bus or brisk walk along the Dundonald park cut through.

