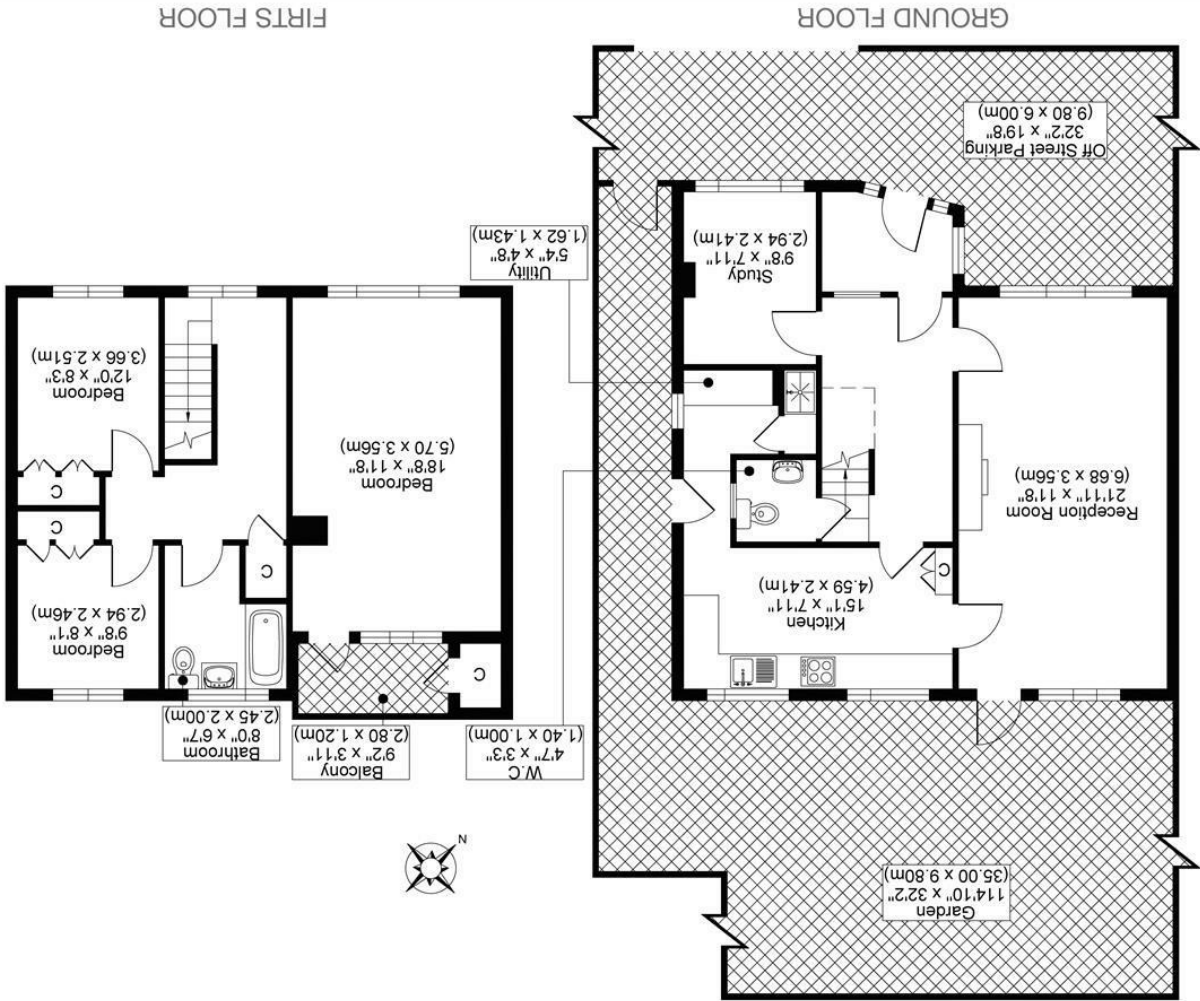


All measurements, walls, doors, windows, fittings and their appliances, their size and locations are shown conventionally and are approximate only and cannot be regarded as being a representation either by the seller or his agent.



HIGHFIELD ROAD, SM1
TOTAL APPROX FLOOR PLAN AREA 1243 SQ.FT (115 SQ.M)

SILVERMAN
BLACK
PROPERTY SPECIALISTS





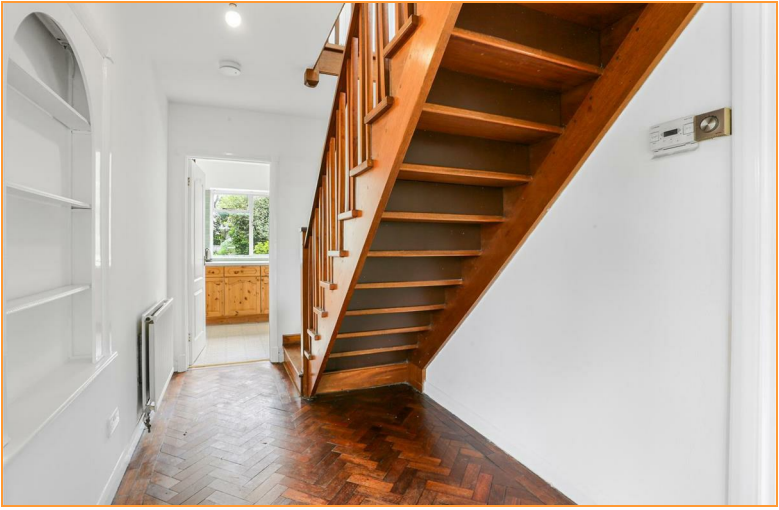
4A Highfield Road

Sutton, SM1 4JX

£2,650 Per Calendar Month

Available June 2026. Unfurnished. Silverman Black is delighted to offer this well presented and newly renovated three bedroom detached family home positioned on a favoured residential street, only about 10 minutes walk from Carshalton BR station. The ground floor accommodation comprises a welcoming entrance hall with a down stairs office/ study room, a generous reception room with access to the 114ft garden, kitchen, w/c and utility space. The first floor of the property offers a spacious master bedroom with a balcony overlooking the garden, perfect for a enjoying a morning coffee. The two other bedrooms offer built-in cupboard space, and the family bathroom has been newly fitted. Externally, the property has off-street parking for two cars, with side access to the rear garden, presenting a combination of patio space and lawn.

Carshalton BR station, which affords 4 fast trains per hour to London Victoria, is 0.5 miles distant, whilst Carshalton Beeches station is approx 0.6 miles away, offering fast trains to London Bridge. Several excellent local schools are also close at hand - with St Philomenas, St Marys RC Junior School and the Harris Academy all only about 10 minutes walk away. Viewing is very strongly recommended - so please call today to arrange a visit.



- A well presented and newly renovated three bedroom detached family home
- Offering a spacious master bedroom with a balcony on the first floor along with two bedrooms with built-in cupboard space
- A newly fitted family bathroom, new carpets throughout and fresh decoration
- Kitchen with ample surface space and a seperate utility area
- A spacious 114ft garden with both patio and lawn space
- Only about a 10 minute walk away from Carshalton BR station
- Several excellent local schools are also close at hand - with St Philomenas, St Marys RC Junior School and the Harris Academy all only about 10 minutes walk away
- EPC Rating "E"; Council Tax Band "F"
- Viewing highly recommended!

