



Clarkes Avenue, Worcester Park

The **PERSONAL** Agent

£535,000

Freehold

- Detached Bungalow
- Three Bedrooms
- 20ft Kitchen / Breakfast Room
- Extended Lounge
- Brick Block Driveway
- South / West Facing Garden
- Walk to Shops & Transport Links



Situated within walking distance of local shops and transport links is this three bedroom detached bungalow.

The property has been extended across the rear, offering a 20ft kitchen / breakfast room with direct access to the garden, a lounge / dining room measuring over 16 x 10ft which also has double doors to the garden.

There are three bedrooms comprising two spacious double rooms and one single bedroom / study, while to the other side of the entrance hallway is the family shower room with a larger than average shower

cubicle.

To the front of the property is a smart brick block driveway providing parking for two to three cars, while to the rear is a fantastic landscaped garden facing almost exactly south / west.

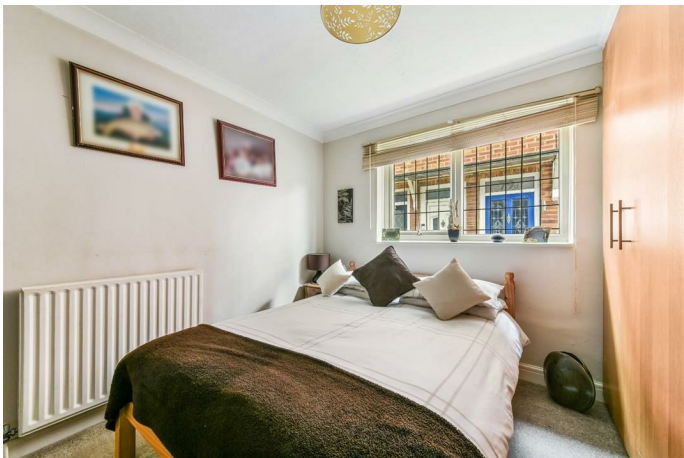
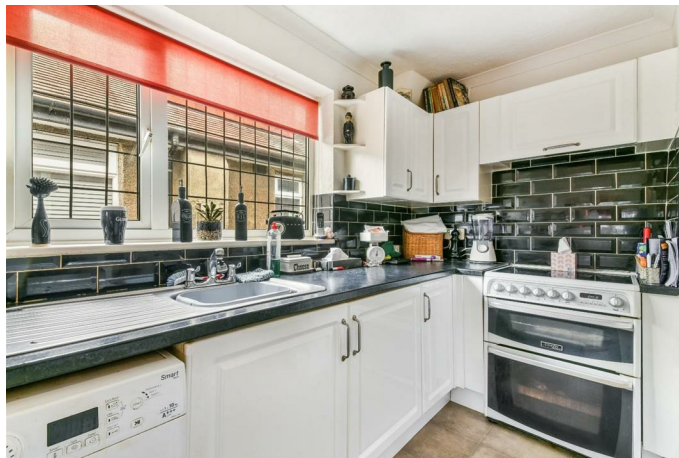
Early viewing highly recommended.

Worcester Park offers a larger choice of amenities including a Waitrose, banks/building societies and other essential stores, as well as a variety of restaurants, Worcester Park also offers great access to public transport.

The property is within walking distance of Worcester Park mainline rail station with regular services to London and both the M25 and A3 are easily accessible, giving a straight forward route to London and both Heathrow and Gatwick international airports.

There are also local bus routes nearby giving convenient access to Morden underground making this freehold property ideal for commuters.

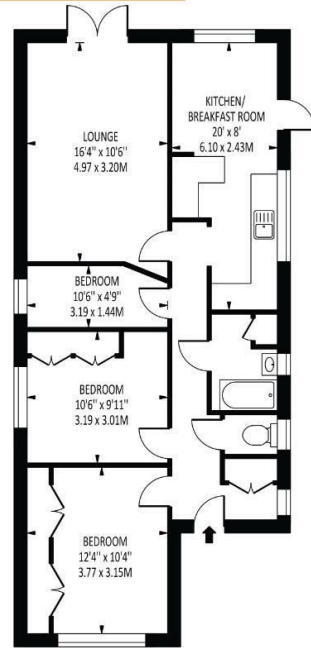
Tenure - Freehold





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Clarkes Avenue
Total Area: 758 SQ FT • 70.45 SQ M



GROUND FLOOR

Disclaimer for illustration purposes only.
This floor plan should be used as a general outline for guidance only and does not constitute in whole or in part an offer of contract.
Any intending purchaser or lessee should satisfy themselves by inspection, enquiries and full survey as to the correctness of such 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.

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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