



Kingston Road, Wimbledon SW20 8JX



Guide Price £475,000 Share Of Freehold

A spacious split level maisonette within this pretty period property, The accommodation is presented in good order throughout with two well proportioned double bedrooms, the master with an en-suite shower room and Juliet balcony, further bathroom and separate cloakroom, a kitchen/diner with integrated appliances, good size reception room. The property is located close to Wimbledon Chase station and has many local amenities, transport and shopping facilities of both Raynes Park and Wimbledon Town centre are easily accessible. Council tax band D (Merton).

020 8971 6780

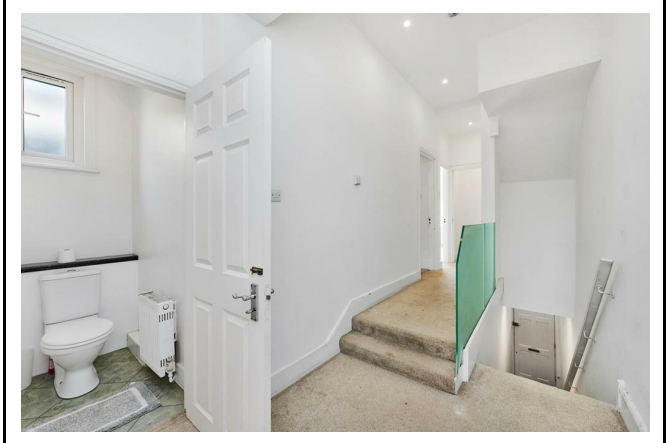
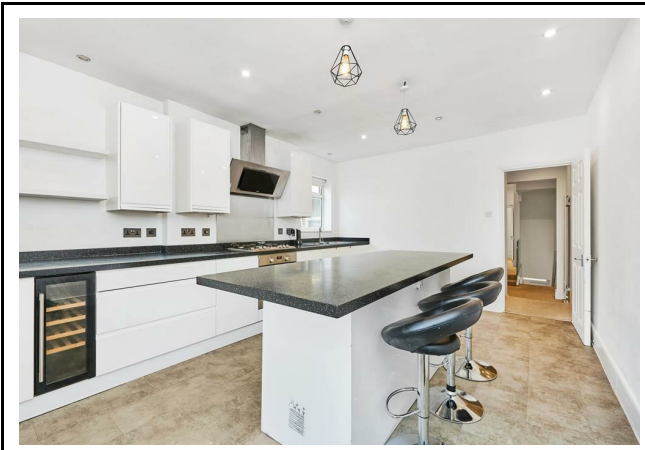
24 High Street, Wimbledon Village, SW19 5DX

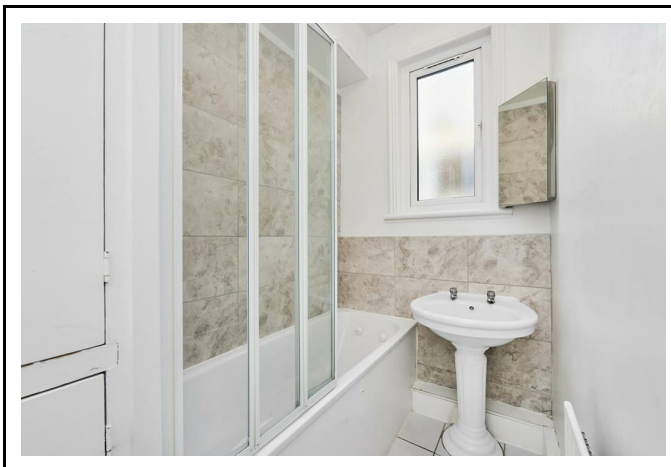
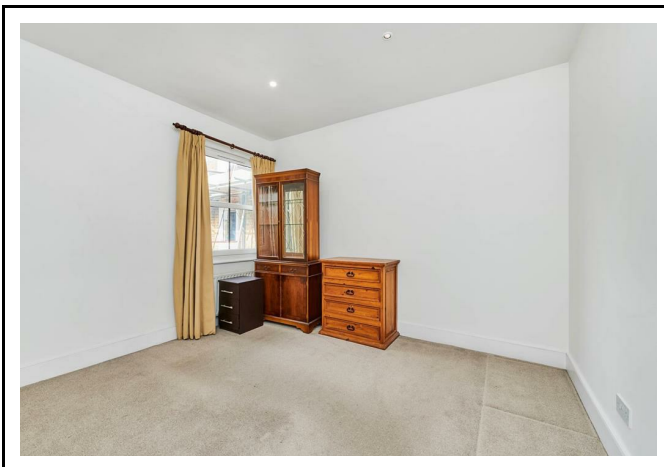
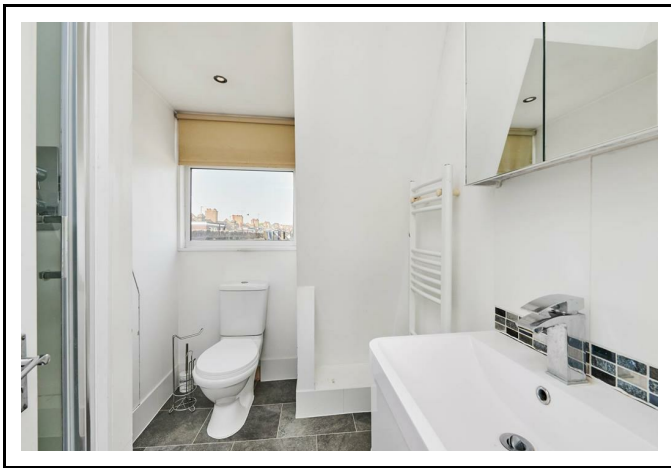
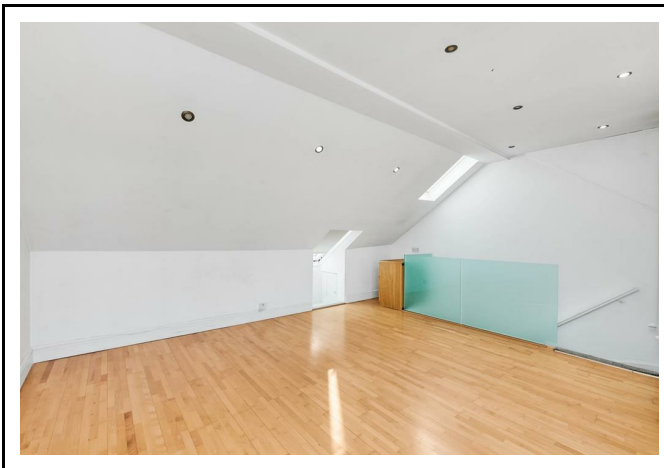
- Split level maisonette
- Two bedrooms
- Two bathrooms
- Private entrance
- Juliet balcony
- Double glazed windows
- Chain free
- Share of Freehold with 998 years on the lease
- Yearly service charge £1,100 p.a. split with downstairs property
- Great location



Location:

The property is conveniently placed for the many amenities of Wimbledon Chase including local shops and transport links. Both Wimbledon Town Centre and Raynes Park are easily accessible, both offering a good range of shops and restaurants as well as a mainline station/tube stations with fast links into Central London.





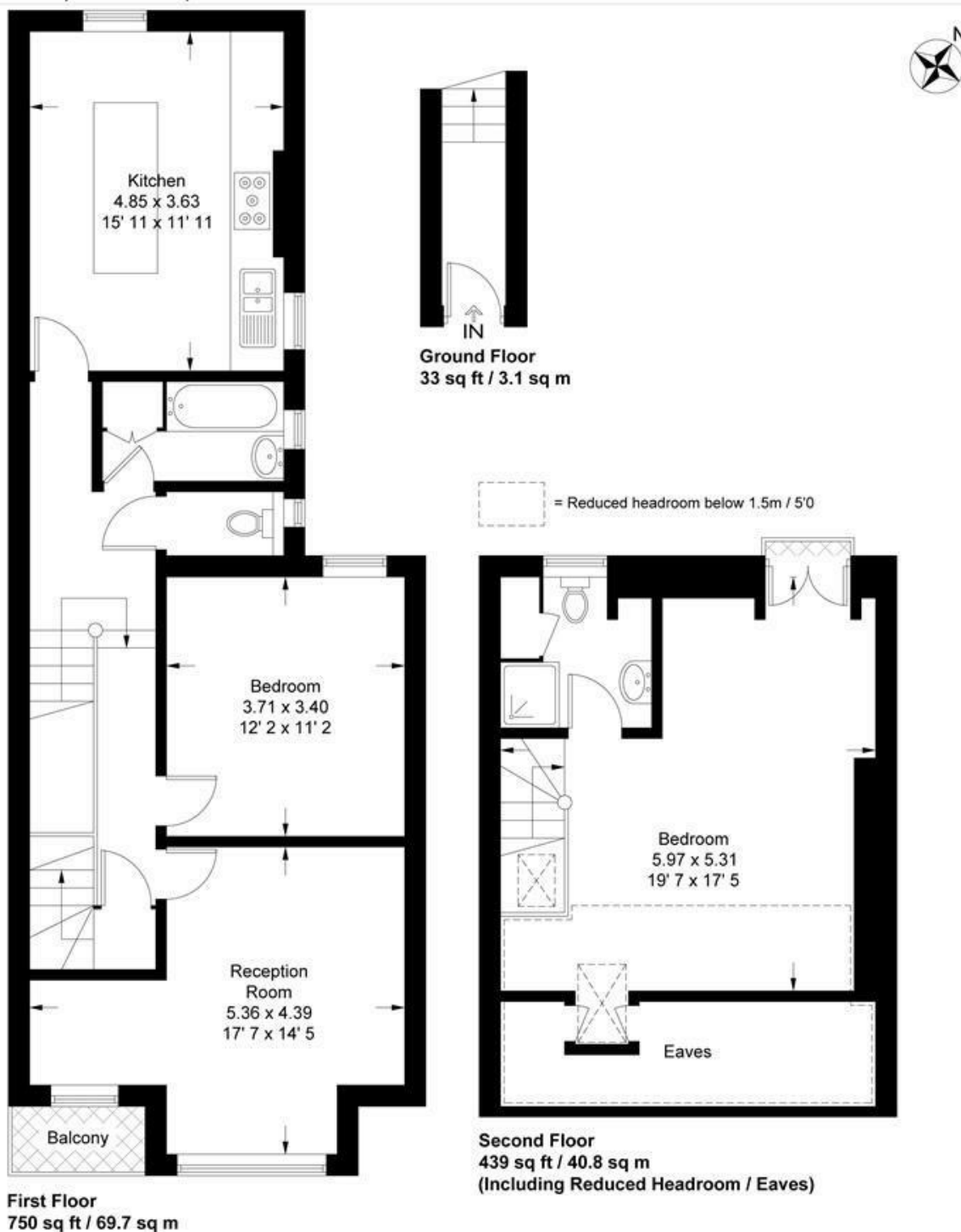
Kingston Road

Approximate Gross Internal Area = 1069 sq ft / 99.4 sq m

(Excluding Reduced Headroom / Eaves)

Reduced Headroom / Eaves = 153 sq ft / 14.2 sq m

Total = 1222 sq ft / 113.6 sq m



This plan is not to scale and must be used as layout guidance only. All measurements and areas are approximate and should not be relied upon to provide accurate information. This plan must not be relied upon when making property valuations, design considerations or any other such relevant decisions. We accept no responsibility or liability (whether in contract, tort or otherwise) in relation to any loss whatsoever arising from or in connection with any use of this plan or the adequacy, accuracy or completeness of it or any information within it.

EPC Rating D

Council Tax: D

Lease: Approx 998 years + share of freehold

Service Charge: Approx £1,100.00 pa includes accountancy charges & building insurance (this figure is split 50/50 with downstairs property)

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