

Hartfield Crescent, Wimbledon SW19 3RZ



Guide Price £850,000 Freehold

This Victorian semi-detached three bedroom house is offered with no ongoing chain. Having been lived in and loved by the same owner for 40 years, this classic brick-fronted property is full of character and would now benefit from updating, and is packed with plenty of potential to extend (subject to the usual consents) to produce a stunning property fit for the modern lifestyle. Ideally located on the doorstep of Wimbledon Town centre with its station and comprehensive shopping and leisure amenities only a few minutes' walk away, this wonderful old house also has a rear garden extending to approx. 87ft, which currently houses a brick built shed/workshop, but this could easily be replaced with a more substantial log cabin/garden studio in line with several neighbours, adding substantially to the entertaining options and family use of the garden. This presents a rare opportunity for the discerning buyer to create a comfortable home to their own taste and specification, with an enviable Town centre location.

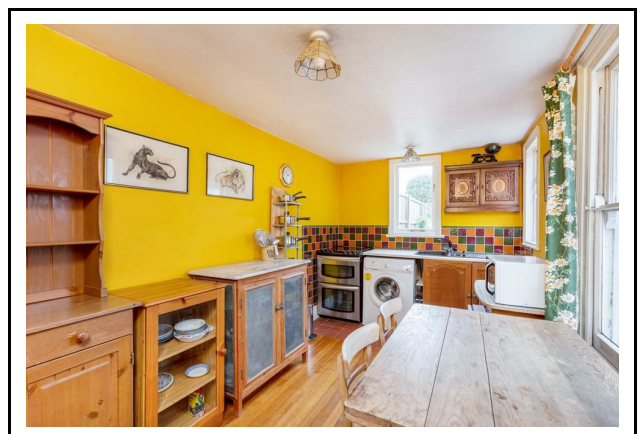
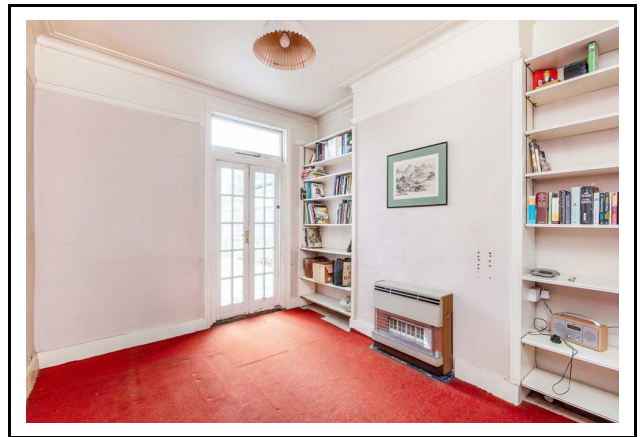
- Victorian semi-detached house
- Three bedrooms
- Two receptions
- Kitchen
- Bathroom
- Huge scope for extending and updating
- 87ft rear garden
- Popular Town centre location
- Close to station and shops
- No chain

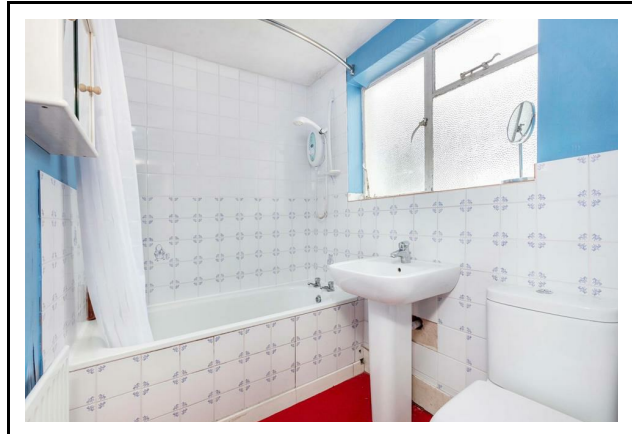
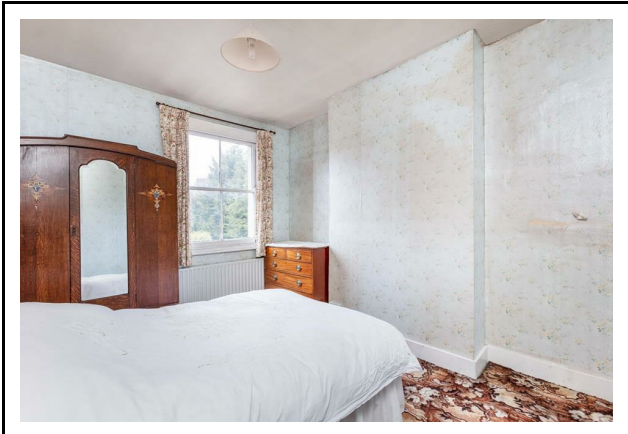
020 8971 3800

50 Wimbledon Hill Road, Wimbledon, SW19 7PA

Location:

Hartfield Crescent is located right in the heart of Wimbledon Town Centre with its Mainline/District Line station and Centre Court Shopping Centre which offers a number of familiar high street shops. There are numerous bars and restaurants close by as well as the New Wimbledon Theatre which showcases many popular west-end shows. Wimbledon Village with its fashionable boutiques and restaurants as well as the open space of the Common is also easily accessible.



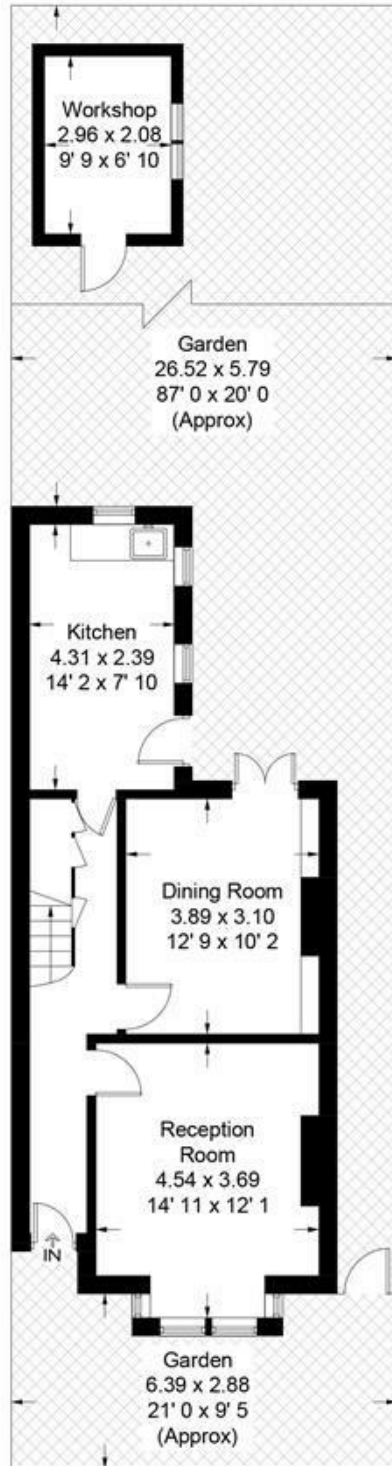


Hartfield Crescent

Approximate Gross Internal Area = 1096 sq ft / 101.9 sq m

Workshop = 69 sq ft / 6.4 sq m

Total = 1165 sq ft / 108.3 sq m



Not to scale, for guidance only and must not be relied upon as a statement of fact
All measurements and areas are approximate only and have been prepared in accordance with the current edition of the RICS Code of Measuring Practice

EPC Rating Awaited

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