

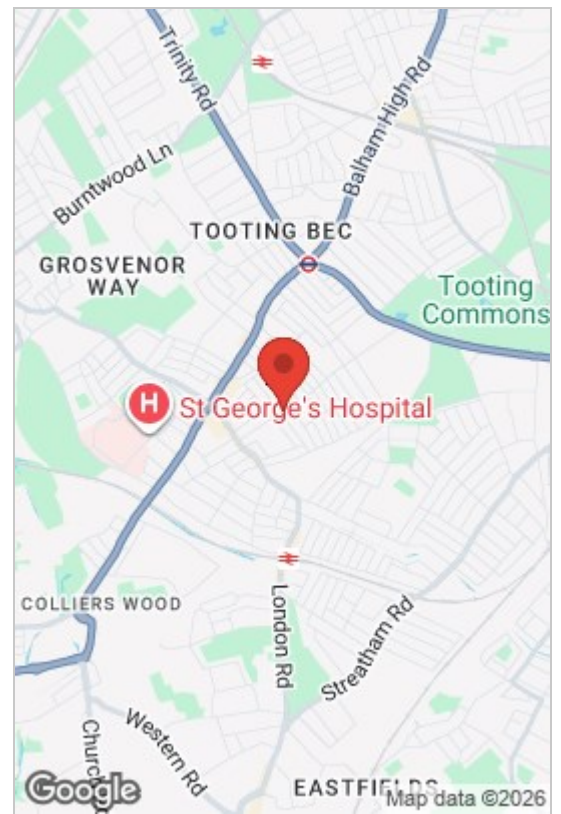
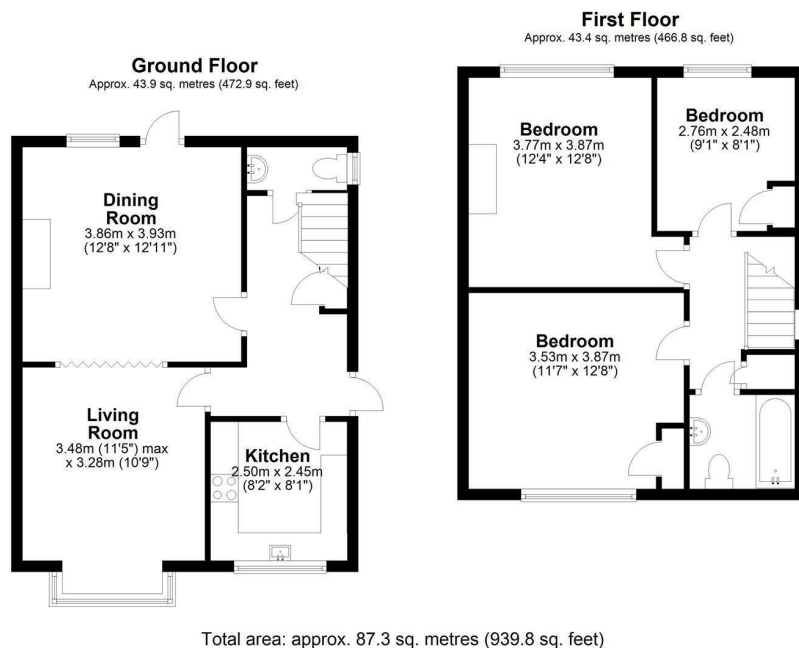


Eswyn Road, London, SW17 8TR

Asking Price £699,950

 3  1  1  D





- Three Bedrooms
- Well Fitted Kitchen With Appliances
- Ground floor W.C and First Floor Bathroom
- Wood Flooring
- Large Lounge
- Close to Tooting Broadway
- Gas Central Heating.
- Rear Garden

This semi-detached house is located close to Tooting Broadway. Well presented with solid wood flooring in all rooms except the bathroom and toilet which are tiled, double glazed throughout, two double and a good sized single bedrooms, An open plan living/dining room area, with a well fitted kitchen with granite work surfaces, family bathroom and a ground floor W.C along, front and rear gardens. Excellent Location located close to Tooting Broadway with numerous shopping and transport facilities close at hand, plus Tooting Broadway Northern Line Tube.



Council Tax Band: D

Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
Very energy efficient - lower running costs	Current	Potential	Very environmentally friendly - lower CO ₂ emissions	Current	Potential
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	

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