



DEESIDE ROAD, SW17 0PJ

Offers Over £275,000

We are pleased to offer to the market a well-presented one double bedroom apartment situated in pleasant communal grounds. The property is in a convenient position for access to both Earlsfield Station and Tooting Broadway Station. The accommodation comprises, in brief, one double bedroom, spacious reception room with a Juliette balcony, fitted kitchen and bathroom. There is plenty of storage within the flat and there is also double glazing throughout. In addition, parking is straightforward and there are extensive communal gardens and mature trees. Leasehold. EPC rating C. Please see the virtual tour provided: <https://my.matterport.com/show/?m=1VXehcBDfNQ>.

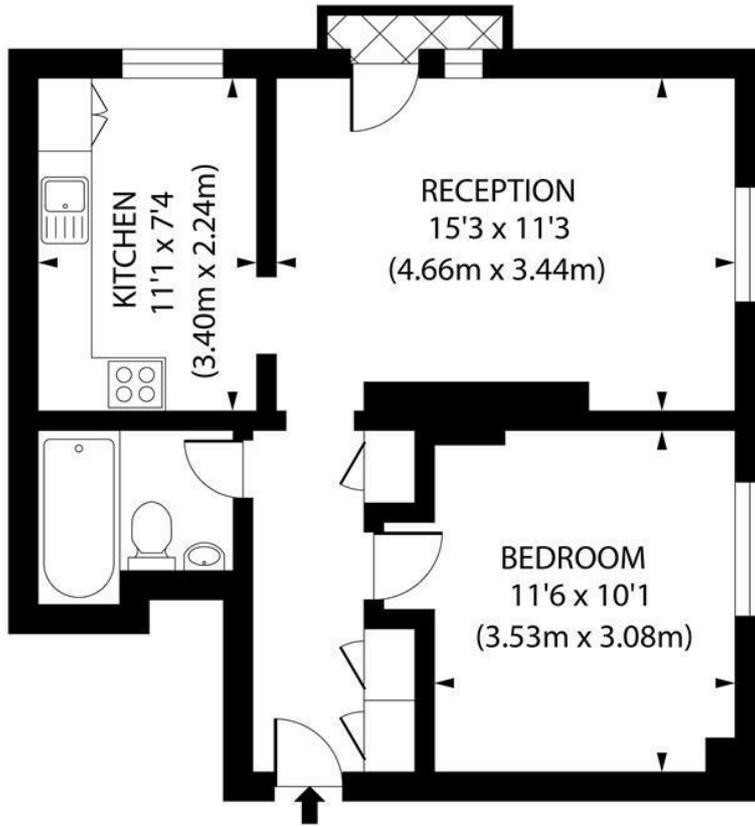
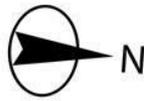


www.maalems.co.uk

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Registered in England & Wales No. 5585458





THIRD FLOOR

Deeside Road, SW17

Gross Internal Area 506 sq ft/47 sq metres

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| Energy Efficiency Rating | | Current | Potential |
|---|--|-------------------------|-----------|
| Very energy efficient - lower running costs | | | |
| (92 plus) A | | | |
| (81-91) B | | | |
| (69-80) C | | 74 | 81 |
| (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 | |
| Environmental Impact (CO ₂) Rating | | Current | Potential |
| Very environmentally friendly - lower CO ₂ emissions | | | |
| (92 plus) A | | | |
| (81-91) B | | | |
| (69-80) C | | | |
| (55-68) D | | | |
| (39-54) E | | | |
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