

Flat 3, 4 The Drive

Wimbledon, London, SW20 8TG



A spacious one bedroom apartment set on the first floor of a handsome and substantial period house with a generous communal garden located close to Wimbledon Common

£600,000

Leasehold

- Reception room/dining room
- Fitted kitchen
- Double bedroom
- Bathroom
- Communal garden
- Chain free sale
- 142 years remaining on Lease

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Set on the first floor of this handsome converted Victorian house, the apartment has bright accommodation which comprises a spacious reception/dining room, a fully fitted kitchen with a good range of wall and base units with some integrated appliances, one double bedroom and a bathroom. Outside, to the rear is a large, well maintained west facing communal garden.

The property is located in this quiet residential road within a short distance of the open spaces of Wimbledon Common, and the Village with its array of boutiques, restaurants and cafes. It is also within easy reach of the shops and mainline stations in both Raynes Park and Wimbledon town centre with fast and frequent trains connecting to Central London. The area abounds with leisure activities including 2 golf courses, fitness and tennis clubs and riding stables.

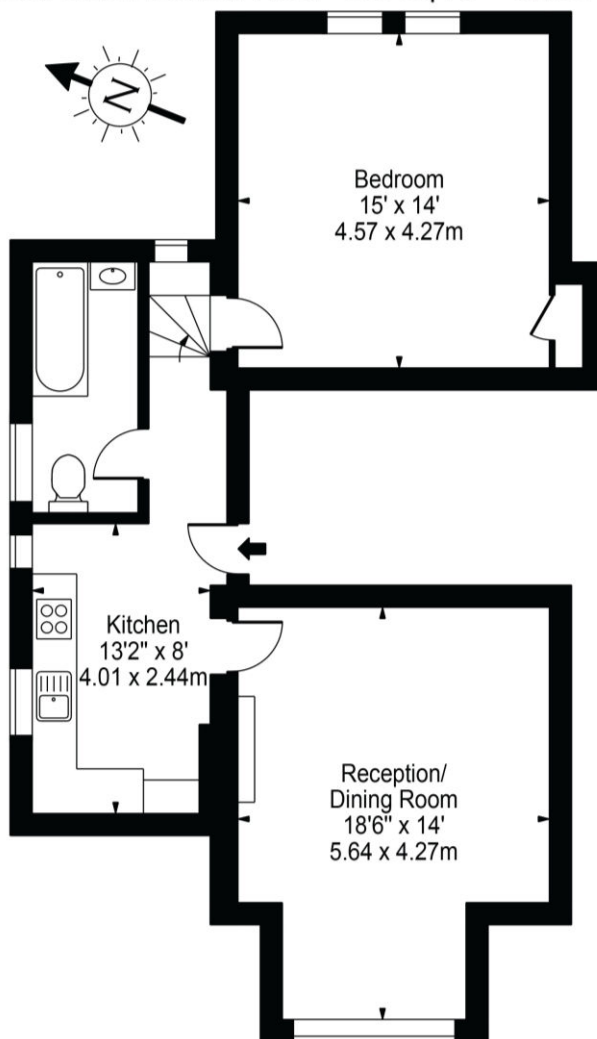
Leasehold – Lease 189 years from 29 September 1977; Service charge approx. £3,460. The owners are going through the process of securing the freehold from the landlord and vendor has set up a limited company for the leasehold. The buyer would benefit from all of the work and legal fees vendor has put into this over the last couple of years. Local authority: Merton; Council tax band D; ER/E



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Approx. Gross Internal Area 668 Sq Ft - 62.06 Sq M



First Floor

For Illustration Purposes Only - Not To Scale Floor Plan by Mira Nikolova Photography

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

VIEWINGS: By appointment through Robert Holmes & Co 020 8947 9833. Would you like to visit our website? www.robertholmes.co.uk. If you give us your e-mail address we will be able to send you immediate news of our latest instructions.

N.B. For clarification, we wish to inform prospective purchasers that we have prepared these sales particulars as a general guide. All statements contained herein are made without responsibility and do not constitute part of an offer or contract. Measurements are approximate and should not be relied upon for carpets or furnishings. We have not carried out a survey, or tested the services, appliances or specific fittings.