

Dupont Road
Raynes Park, SW20 8EH

OFF MARKET EXCLUSIVE £975,000 Freehold



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This exceptional three double bedroom, two bathroom, brick-fronted Edwardian end-of-terrace Apostle house offers beautifully presented accommodation throughout, complemented by a superb 40'7 ft West-facing rear garden, side access and a spacious home office, making it an ideal family home for modern living. The ground floor features a generous through lounge with an ornate fireplace, log burner, plantation shutters and elegant panelled walls, creating a stylish and welcoming living space. To the rear, a stunning extended kitchen/dining room has been finished to an exceptional specification, boasting ample storage, quartz worktops and bifolding doors that open directly onto the beautifully maintained west-facing garden, seamlessly blending indoor and outdoor living. On the first floor are two tastefully decorated double bedrooms, both benefiting from plantation shutters, together with a luxurious four-piece family bathroom featuring a separate walk-in shower and a freestanding roll-top bath. The loft has been expertly converted to create an impressive master bedroom suite with built-in storage and a contemporary en suite shower room. Perfectly positioned within easy reach of both Raynes Park and Wimbledon Chase stations, the property is also conveniently located for David Lloyd Raynes Park, local shops and excellent amenities.

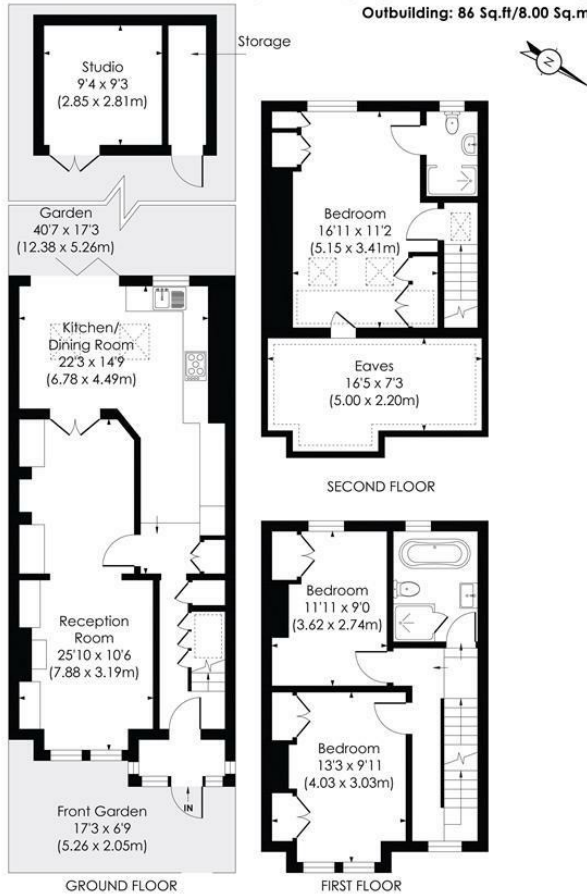
DUPONT ROAD, SW20

Approx. Gross Internal Floor Area

1357 Sq. ft/126.05 Sq. m (Incl. RHH, Excl. Outbuilding)

1194 Sq. ft/110.93 Sq. m (Excl. RHH, Excl. Outbuilding)

Outbuilding: 86 Sq.ft/8.00 Sq.m

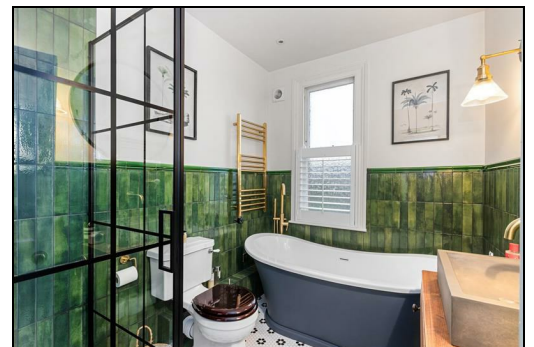


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This floor plan has been prepared for the purpose of illustration only in accordance with the latest RICS code of measuring practice and is not to scale. All measurements and areas are approximate and whilst every effort has been made to ensure the accuracy of the plan contained here, no responsibility is taken for any error, omission or misstatement.

- Three Double Bedroom - Two Bathroom - 1357 sqft
- End Of Terrace Edwardian Apostle House
- 40'7 ft West Facing Garden With Home Office And Side Access
- Elegant Through Lounge With Ornate Fireplace, Log Burner, Plantation Shutters
- Extended Kitchen Dining Room With Quartz Worktops And Bifolding Doors
- Spacious Master Bedroom With Storage And En Suite Shower Room
- Beautiful Four Piece Family Bathroom With Separate Shower
- Easy Access To Both Raynes Park And Wimbledon Chase Station And Shops
- EPC - TBC
- Council Tax Band - D



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus)	A		
(81-91)	B		
(69-80)	C		
(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	

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