

**SW19**

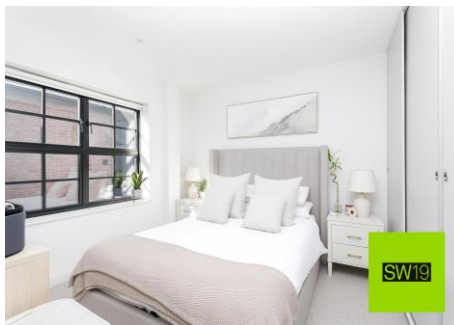
*it's all in the postcode...*



## Caxton Road

**£700,000**

- Sought after gated development
- Two double bedrooms
- Private balcony
- Modern contemporary feel throughout
- Share of Freehold
- Allocated parking
- Council tax Band D
- EPC Rating C



020 8544 2828

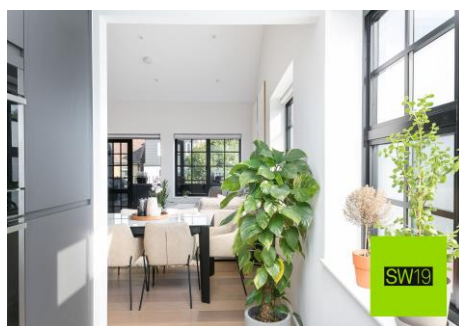
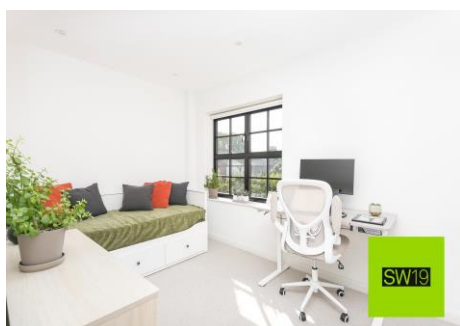
Wimbledon: Wimbledon Park: Colliers Wood

[www.SW19.com](http://www.SW19.com)

SW19 Estate Agents Ltd. Is registered in England & Wales No. 05508737

*it's all in the postcode...*

Beautifully presented and impeccably finished, this first floor apartment offers modern, contemporary living in a highly sought after gated boutique development. Boasting two generous double bedrooms, the property combines style and comfort with a spacious layout and high end features throughout. Enjoy your own private balcony, perfect for relaxing or entertaining, and cook in style with a bespoke English-engineered kitchen, complete with integrated appliances and luxurious stone worktops. The property was built in 2023 and is still under warranty and there is also large bicycle storage available. This exceptional home truly needs to be seen to be appreciated, the attention to detail and overall ambience sets it apart. A fantastic opportunity for discerning buyers seeking quality and convenience in a desirable location.

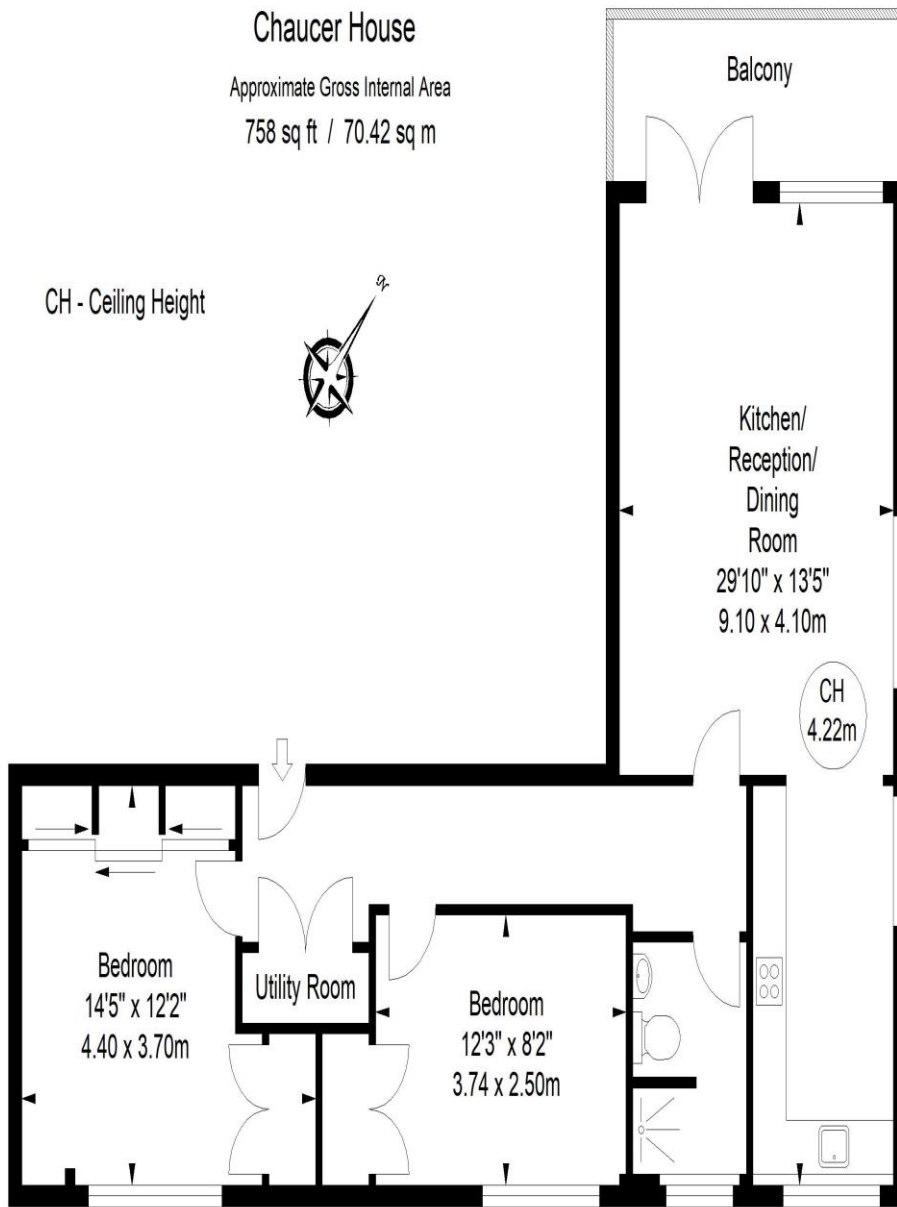


020 8544 2828  
Wimbledon: Wimbledon Park: Colliers Wood  
[www.SW19.com](http://www.SW19.com)  
SW19 Estate Agents Ltd. Is registered in England & Wales No. 05508737

*'it's all in the postcode...'*

# Chaucer House

Approximate Gross Internal Area  
758 sq ft / 70.42 sq m



First Floor

ILLUSTRATION FOR IDENTIFICATION PURPOSES ONLY

ALL MEASUREMENTS ARE MAXIMUM, AND INCLUDE WINDOW BAYS AND WARDROBES WHERE APPLICABLE  
THIS PLAN MUST NOT BE REPRODUCED BY ANY OTHER PERSON WITHOUT PERMISSION

SW19

020 8544 2828  
Wimbledon: Wimbledon Park: Colliers Wood  
www.SW19.com  
SW19 Estate Agents Ltd. Is registered in England & Wales No. 05508737

*'it's all in the postcode...'*

These particulars are for guidance only and should not be relied upon as a statement or representation of fact. All measurements given are approximate only and should not be relied upon for ordering carpets, equipment etc. Purchasers should satisfy themselves by inspection or otherwise as to the accuracy of the statements contained within. Neither SW19 estate agents ltd or related companies or their employees can confirm structural conditions of the property or that any appliances or other facilities are in working order. Purchasers are strongly recommended to arrange their own survey.

---

020 8544 2828

Wimbledon: Wimbledon Park: Colliers Wood

[www.SW19.com](http://www.SW19.com)

SW19 Estate Agents Ltd. Is registered in England & Wales No. 05508737

*'it's all in the postcode...'*