

Martin Way Morden, SM4 4AR

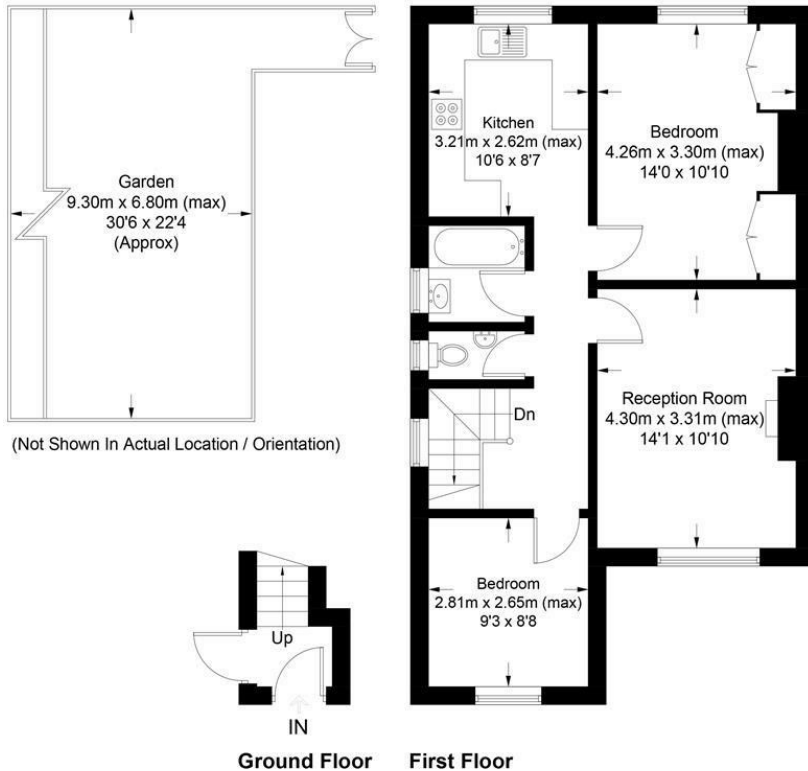
£369,950 Leasehold



This two double bedroom, first floor maisonette with its own spacious private rear garden is new to the market, being sold with no onward chain and a long lease over 160 years. The property is in a fantastic condition throughout, with a modern and contemporary feel throughout. This maisonette is in a great location, with many transport links nearby and further benefits from ample loft storage space. This would be an ideal first time purchase for a buyer looking in the area.

Martin Way, SM4

Approximate Gross Internal Area = 61.6 sq m / 663 sq ft



This floor plan is for representation purposes only and is not drawn to scale.
The Gross Internal Area includes outbuildings shown on the plan.
 Whilst every attempt has been made to ensure the accuracy of the plan measurements of doors, windows and rooms are approximate only and should be checked before making any decisions reliant upon them.
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- Two Bedrooms
- Private Garden
- First Floor Maisonette
- Good Condition Throughout
- No Onward Chain
- Long Lease Over 160 Years
- Ideal First Time Purchase
- EPC Rating : C



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	

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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Although these particulars are believed to be correct, their accuracy is not guaranteed and they do not form part of any contract.

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