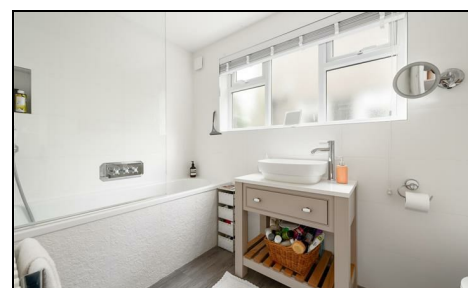


Cannon Hill Lane Raynes Park, SW20 9HL

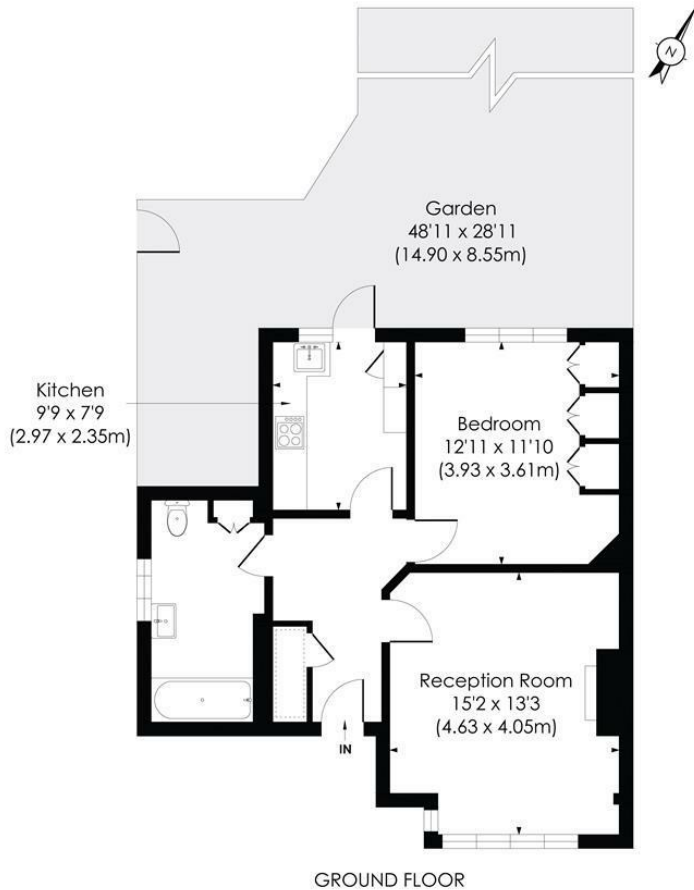
Offers In Excess Of £325,000 Leasehold



This fantastic one bedroom, ground floor maisonette has direct access to a lovely 48'ft private garden. Located close to the desirable outside space of Cannon Hill Common and within easy access Raynes Park, Morden and Motspur Park Transport facilities. There is a great sized reception room, spacious bedroom, modern bathroom and lovely kitchen. An ideal first or second time purchase.

CANNON HILL LANE SW20

Approx. Gross Internal Floor Area
613 Sq. ft/56.98 Sq. m



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This floor plan has been prepared for illustration purposes only, in accordance with the latest RICS code of measuring 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.

- One Double Bedroom
- Ground Floor Maisonete
- Private Rear Garden
- Close To Canon Hill Common
- Easy Access to Raynes Park & Morden
- Modern Kitchen and Bathroom
- Spacious Reception Room
- Ideal First/second Time Purchase
- EPC Rating - TBC
- Council Tax Band C



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
A (91-100)		
B (81-90)		
C (69-80)		
D (55-68)		
E (39-54)		
F (21-38)		
G (1-20)		
Not energy efficient - higher running costs		
England & Wales	64	77
EU Directive 2002/91/EC		

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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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