

Morden Road Wimbledon, SW19 3BH

£500,000 Leasehold



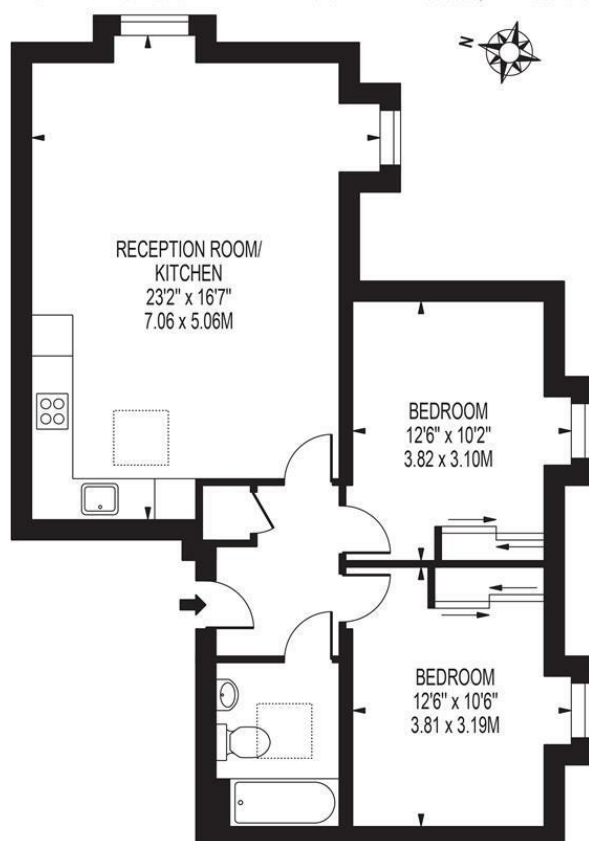
A superb two double bedroom top floor apartment extremely well located with the Northern Line on its doorstep and close to Wimbledon Town Centre. Boasting a high specification finish throughout, a luxurious modern open-plan Kitchen/living space with fully fitted white goods, fresh air circulation system, speaker system integrated in to the ceilings controlled via a central "hub", spacious bathroom and generous double bedrooms with fitted wardrobes.

Perfectly located for the city commuter and ideal as a first time purchase.

Early viewings are highly recommended.

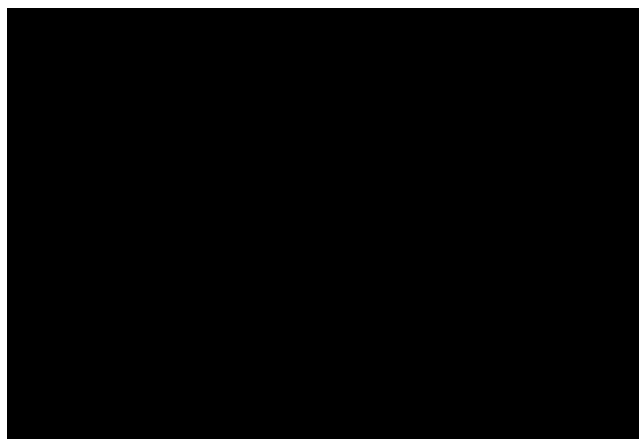
MORDEN ROAD

APPROXIMATE GROSS INTERNAL FLOOR AREA: 680 SQ FT - 63.15 SQ M



SECOND FLOOR

FOR ILLUSTRATION PURPOSES ONLY



- No Onward Chain
- Modern Development
- Two Double Bedrooms
- Wonderful Open Plan Living
- Integrated Speaking System
- Lease Term 125 Years From 17/7/15 (117 years remaining)
- Service Charge - £2372.00 per annum (reviewed yearly)
- Ground Rent - 350.00 per annum
- Council Tax Band C
- EPC Rating B

Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B	82	82
(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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