



Goodfellows - Mitcham

7-8 Fairgreen Parade, London Road, Mitcham, CR4 3NA

T: 020 8646 8686

mitcham@goodfellows.co.uk

www.goodfellows.co.uk

Spencer Road, Mitcham, CR4



Overview...

Two Double Bedrooms

Chain Free

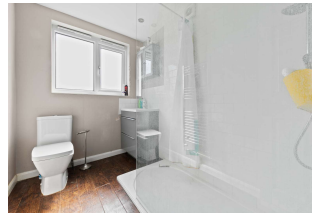
Close to Station

Prime Location

Freehold

Council Tax Band C

EPC Rating D



Our view...

Goodfellows are pleased to present to the market this two double bedroom mid terrace house in a sought after location with no onward chain!

This property is perfectly situated on a quiet residential street providing you with easy access to Mitcham Eastfields Train Station, Mitcham Commonsides East and Mitcham Town Centre.

On the ground floor the property has been extended to the rear, offering an open plan living area leading to a large kitchen which overlooks the garden. Heading upstairs, the first floor offers a landing, two double bedrooms and a modern shower room.

This property is ideal for those looking for a home that offers the convenience of being close to local amenities while also being on a quiet residential road.

CALL 02086468686 NOW TO BOOK YOUR VIEWING!

- RESIDENTIAL SALES
- RESIDENTIAL LETTINGS
- PROPERTY MANAGEMENT
- FINANCIAL SERVICES
- LAND AND NEW HOMES
- CONVEYANCING

Asking Price: £425,000

Freehold

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Entrance Hall



Bedroom One

12'9" x 10'1" (3.89m x 3.07m)

Reception Room

20'5" x 12'10" (6.22m x 3.9m)

Bedroom Two

10'1" x 9'9" (3.07m x 2.97m)

Kitchen

16'3" x 8'2" (4.95m x 2.5m)

Bathroom

9' x 6'10" (2.74m x 2.08m)





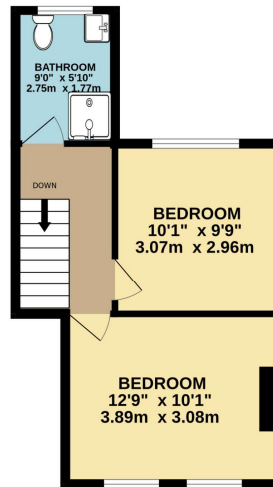
Garden

32'9" x 17'9" (9.98m x 5.4m)

GROUND FLOOR
451 sq.ft. (41.9 sq.m.) approx.



1ST FLOOR
335 sq.ft. (31.2 sq.m.) approx.



TOTAL FLOOR AREA - 786 sq.ft. (73.1 sq.m.) approx.

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
Made with Metropix 02024

Local Authority

Merton

Referral Fee's

We may refer you to recommended providers of ancillary services such as Conveyancing, Financial Services, Insurance and Surveying. We may receive a commission payment fee or other benefit (known as a referral fee) for recommending their services. You are not under any obligation to use the services of the recommended provider. The ancillary service provider may be an associated company of Goodfellows

Fixtures & Fittings

Fixtures and fittings other than those mentioned above to be agreed with the Seller.

All Measurements

All Measurements are Approximate

Floorplan Clause

Measurements are approximate. Not to Scale. For Illustrative purposes only



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For full EPC please contact the branch

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