

TURNERS



Cluster House 22 Schoolgate Drive, Morden, SM4
£275,000 Leasehold

020 8687 9787 | [turnersproperty.com](https://www.turnersproperty.com) | 105 London Road, Morden, Surrey, SM4 5HP

TURNERS





Full Description

A stunning one-bedroom, purpose-built flat on the ground floor in the popular Schoolgate Drive development, Morden SM4.

Comprising, one double bedroom, spacious reception room with open-plan, modern fitted kitchen with some integrated appliances, and a contemporary bathroom. The property further benefits from a long lease, access to gated communal gardens allocated parking and is presented to the market in excellent decorative order.

Cluster House is part of the popular Willows development on Schoolgate Drive which is just 0.5 miles away from central Morden with excellent transport links into the City, West End, Wimbledon and beyond, There are plenty of supermarkets and cafés in Morden and the willows itself benefits from being a gated development making it very peaceful with communal gardens and children's play area. Plus, the property comes with a parking space but is also only approximate 15 minute walk to Morton town centre (based on google maps). As well as lots of practical amenities, there is also plenty of green space, with Morden Hall Park being just a short walk away.

This property will appeal to first-time buyers and landlords alike being in a desirable location and with good transport links and being surrounded by good local schools.

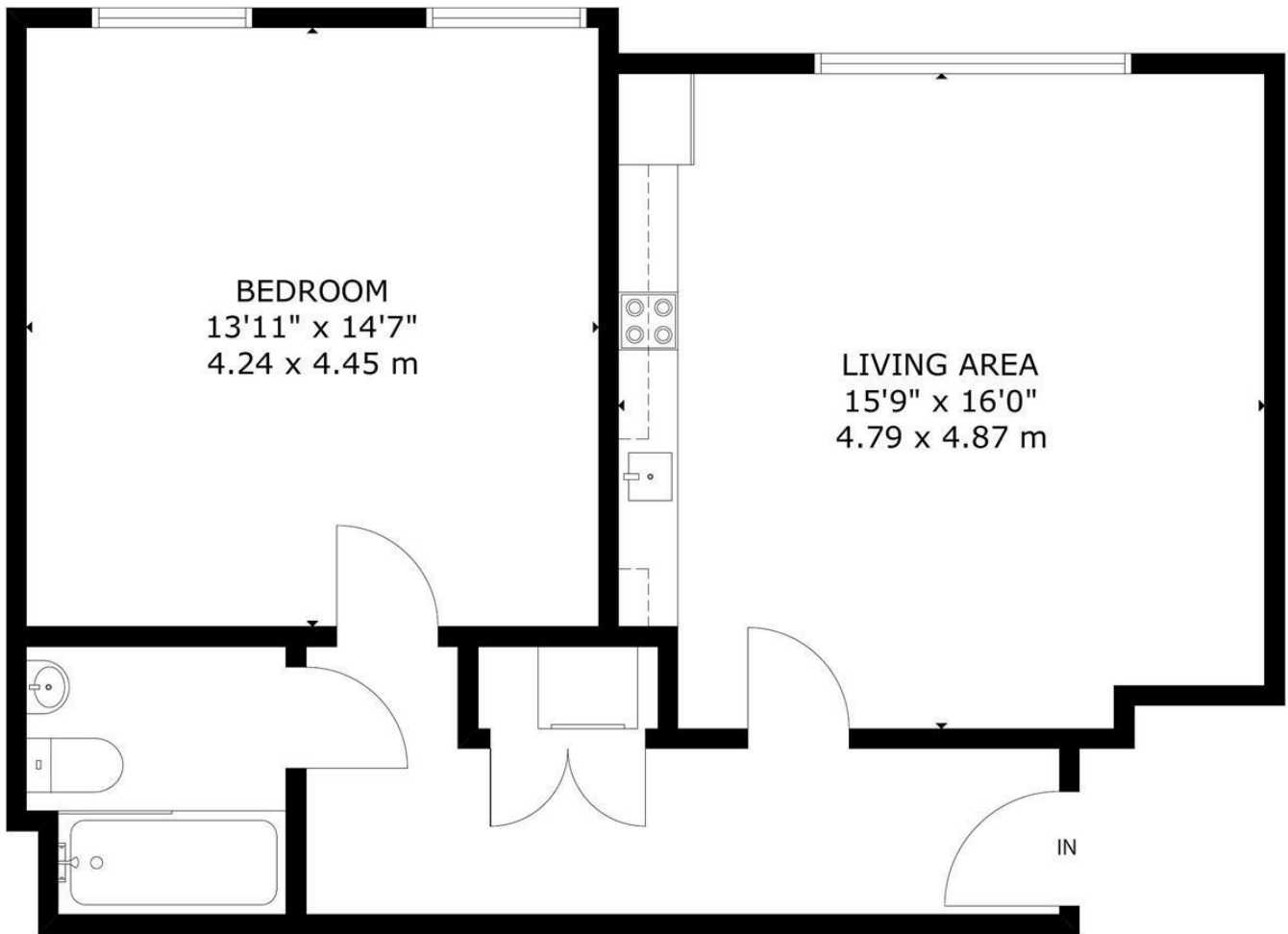


Key Features

- Parking
- 142 years lease
- Ground floor
- Good order
- Security Entry phone.
- Double glazing
- Electric Heating
- Wooden Floors
- 56 sq meters/605 sq feet.
- EPC rating C



CLUSTER HOUSE SM4
GROSS INTERNAL AREA
TOTAL: 56.sq.m - 605.sq.ft



GROUND FLOOR

This plan is for layout guidance only. Not drawn to scale unless stated. Whilst every attempt has been made to ensure the accuracy of this floor plan measurements of doors, windows, rooms, Sq.footage & sq.metres are approximate. For Identification Purposes only. The actual property will vary. Price on application for a 180 day Licence to use this Plan ©11012023. Not to scale. Floorplan, Photography, Virtual Tours, Inventory, Video & EPC's by www.steelelondon.co.uk email. mark@steelelondon.co.uk

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B		79	84
(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	

Cluster House 22 Schoolgate Drive, Morden, SM4
£275,000 Leasehold

020 8687 9787 | turnersproperty.com | 105 London Road, Morden, Surrey, SM4 5HP

