

TURNERS



Cartmel Gardens, Morden, SM4
£575,000 Freehold

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

TURNERS





Full Description

An opportunity to acquire a significantly extended, four double bedroom, family home with large garden and still further potential to develop and make your dream home.

Set back from the road, on a corner plot of a cul-de-sac, the property comprises of living room, separate kitchen with breakfast bar, family room, four double bedrooms and a family bathroom.

What was once a standard St Helier house, the property has been extended to both the side and rear and yet leaves plenty of scope to remodel and reconfigure to suit your life style, and the vendors appreciate that most people will relish the opportunity to truly make the property their own and have priced accordingly.

Savvy buyers will note that the side extension is in fact two storeys, providing a lovely large family room downstairs, yet set as an annex to the main property; while upstairs are two particularly large bedrooms, plus another two double bedrooms and the option to convert the loft should even more accommodation be required!

Being a corner plot, the large rear garden has not been noticeably compromised by the extensions, and has a mature lawn with sheds, patio area and pergola.

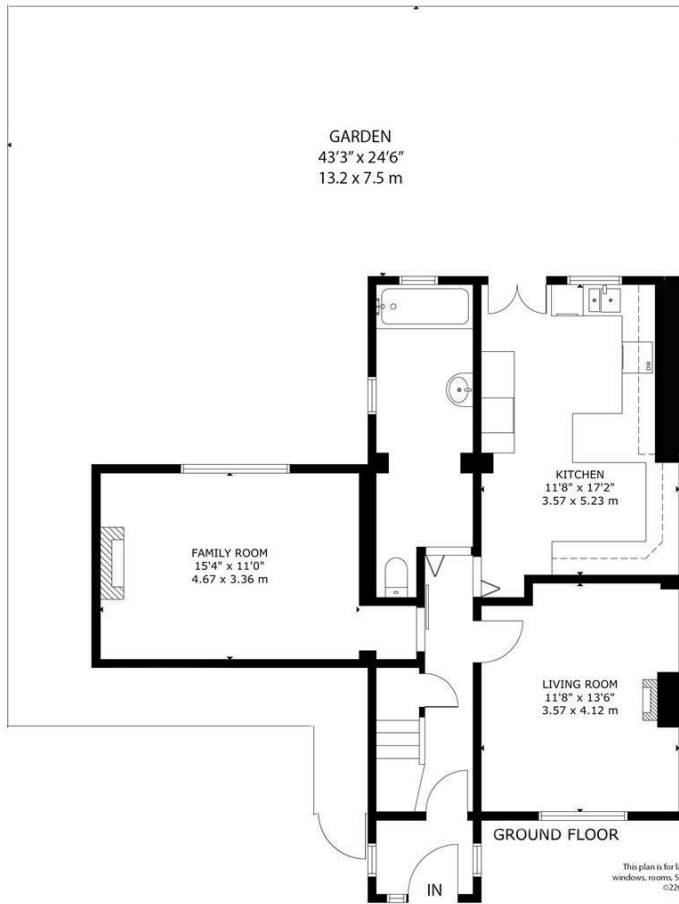
The property is on Cartmel Gardens, a leafy cul-de-sac just off Canterbury Road and also has pedestrian access to St Helier Avenue. Morden town centre is less than a mile away (approx 18mins based on google maps) but the area is also served by a number of local bus routes. The National Trust's Morden Hall Park, with the River Wandle running through, is also just moments away as are a number of well-regarded schools.

Difficult to truly appreciate online, this property needs to be seen, but we stress serious buyers with Mortgages in place or with property under offer will suit the vendors timeframe best.

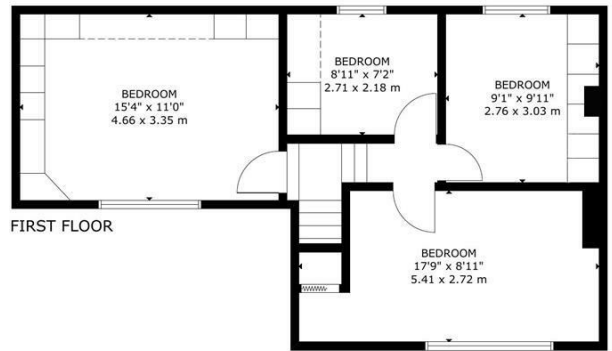


Key Features

- 4 Bedroom Semi-Detached House
- Extended to Both Side & Rear
- Large Rear Garden
- Potential to Convert Loft
- Cul-De-Sac Location
- Good Local Amenities & Transport Links



CARTMEL GARDENS SM4
GROSS INTERNAL AREA
APPROX TOTAL: 119.sq.m - 1277.sq.ft



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. ©20282024. Not to scale. Floorplan, Photography, Virtual Tour, Inventory, Video & EPC's by www.steelondon.co.uk email: mark@steelondon.co.uk

| Energy Efficiency Rating | | |
|---|-------------------------|-----------|
| | Current | Potential |
| Very energy efficient - lower running costs | | |
| (92 plus) A | | |
| (81-91) B | | 77 |
| (69-80) C | | |
| (55-68) D | 49 | |
| (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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