Gilbey Road, SW17

2 1 1

£485,000 *Share of Freehold*

A beautifully presented two-bedroom first-floor flat offers stylish interiors, well-proportioned accommodation, a private garden and the added benefit of a share of freehold.

KEY FEATURES

- Period First Floor Flat
- Share Of Freehold
- Two Double Bedrooms
- Spacious Reception/Dining Room
- Separate Kitchen
- Family Bathroom
- Private Garden

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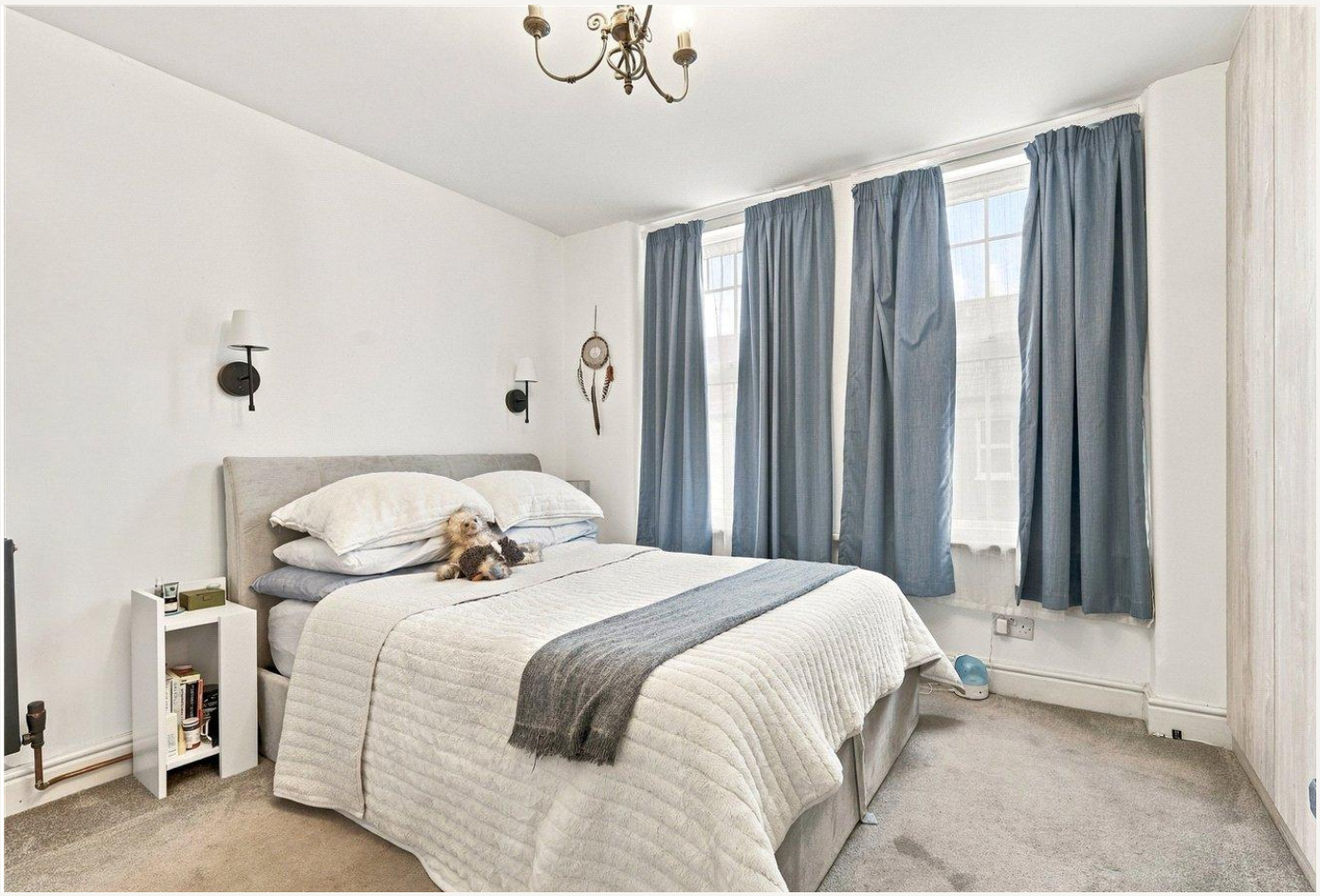
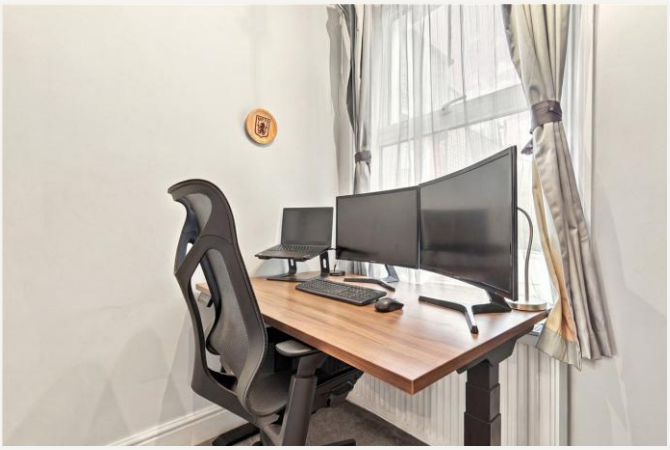
Finished to a lovely standard throughout, the property combines contemporary comfort with a practical and thoughtfully arranged layout. The accommodation features a bright and spacious reception and dining room, ideal for both relaxing and entertaining, alongside a well-appointed separate kitchen offering excellent storage and workspace.

The property boasts two generously proportioned bedrooms, including a spacious principal bedroom with built-in wardrobes, complemented by a modern family bathroom. Extending to approximately 592 sq. ft., the flat offers an excellent balance of living and bedroom accommodation, making it an ideal purchase for first-time buyers, professional couples, or investors. A particular highlight is the private garden, providing a wonderful outdoor space for relaxing, entertaining, or enjoying the warmer months. The additional benefit of a share of freehold further enhances the property's appeal.



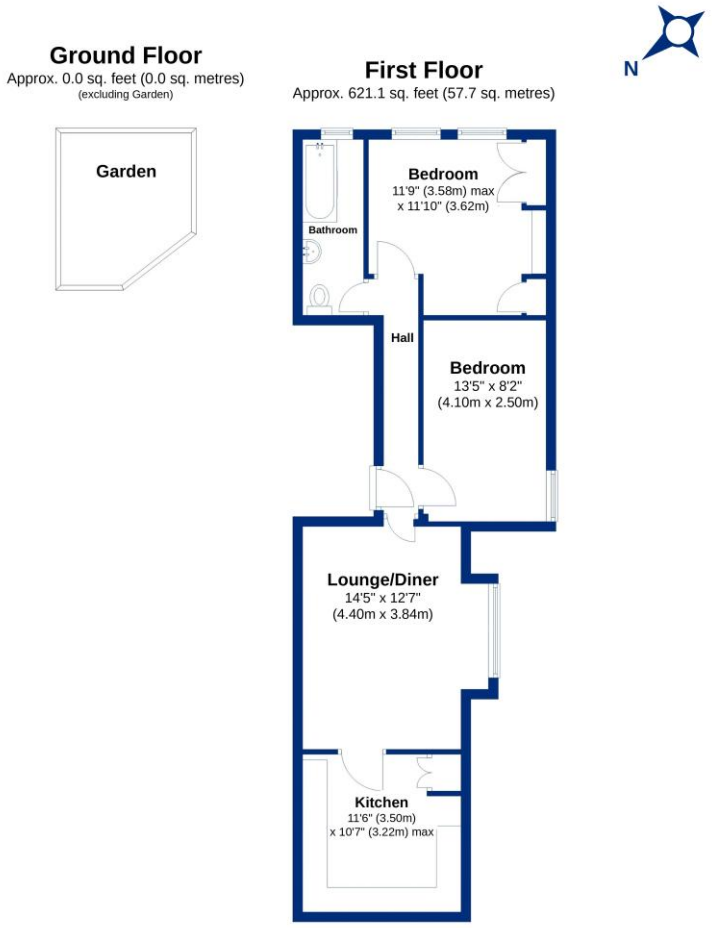


Gilbey Road is ideally positioned for the fantastic amenities of Tooting, with its vibrant selection of independent cafés, restaurants, shops and the ever-popular Tooting Market. Excellent transport connections are available via Tooting Broadway Underground station and Tooting railway station, providing convenient access across London.

Combining stylish interiors, private outdoor space and a highly convenient location, this charming flat presents a fantastic opportunity to acquire a lovely home in the heart of Tooting.

Gilbey Road

Total area: approx. 621.1 sq. feet (57.7 sq. metres)



All measurements have been taken as a guide to prospective buyers only and are not precise. This plan is for illustrative purposes only and no responsibility for any error, omission or misstatement. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given. Measurements may have been taken from the widest area and may include wardrobe/cupboard space. No guarantee is given to any measurements including total areas. Buyers are advised to take their own measurements.
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Plan produced using PlanUp.

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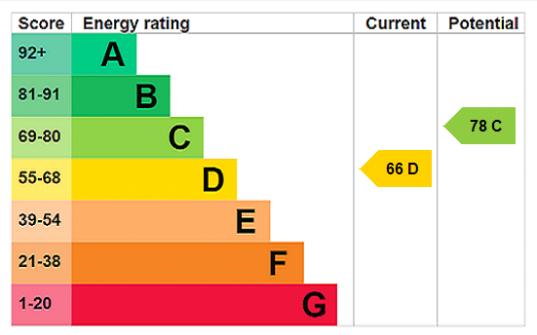

MATERIAL INFO

Tenure: Share of Freehold
Term: 992 year and 2 months
Council Tax Band: C
EPC rating: D

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

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