



Meadfoot Road, SW16

OIEO £450,000 *Freehold*

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KEY FEATURES

- Three bedroom family home
- Ideal renovation project property
- Two separate reception rooms
- Private rear lawned garden
- Generous storage loft space
- Close to outstanding schools
- Excellent local transport links
- Chain free sale opportunity

Nestled on a quiet residential road within Streatham Vale, this mid-terrace family home presents a fantastic opportunity for those looking to put their own stamp on a property requiring modernisation throughout. The ground floor layout opens into a hallway leading to a bright front living room centred around a classic bay window. Directly behind sits a separate formal dining room overlooking the rear garden, alongside a compact fitted kitchen providing direct access to the outdoor space. Upstairs, the first floor accommodates two well-proportioned double bedrooms, a further single bedroom ideal as a home office, and a central family bathroom. The property benefits from a large loft space perfect for storage, while the rear features a generous private lawned garden with a timber storage shed and mature borders.

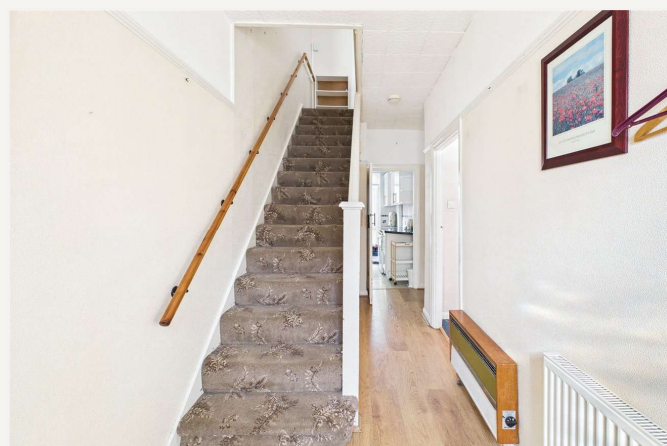
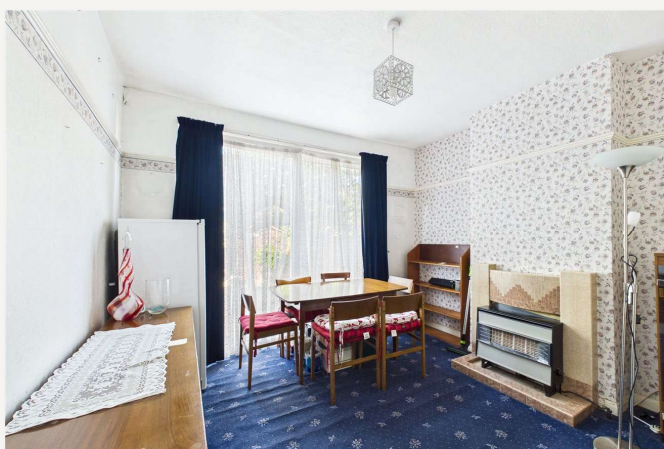
Meadfoot Road is exceptionally well positioned for young families within the welcoming community of Streatham Vale, with the outstanding Granton Primary School and highly regarded Woodmansterne School situated just a short walk away. Commuters are well served by superb local transport links, with Streatham Common station located less than half a mile away for direct National Rail services into London Victoria and London Bridge. The expansive green open spaces of Streatham Common and Streatham Vale Park are within easy reach, offering beautiful parkland walks and recreational facilities. Excellent daily amenities are right on your doorstep, including nearby Lidl and Tesco supermarkets alongside a diverse selection of independent cafes.

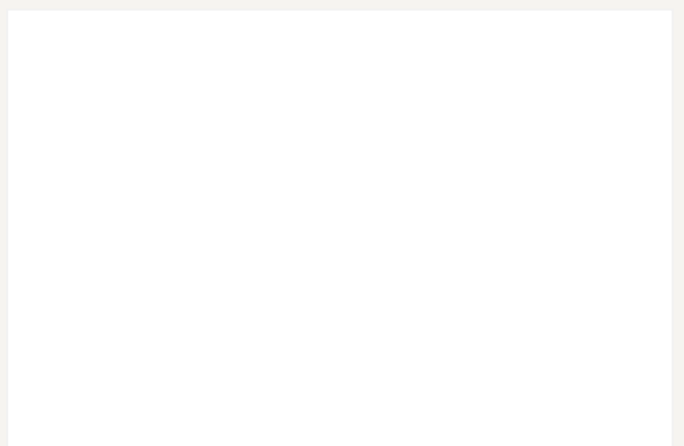
Streatham

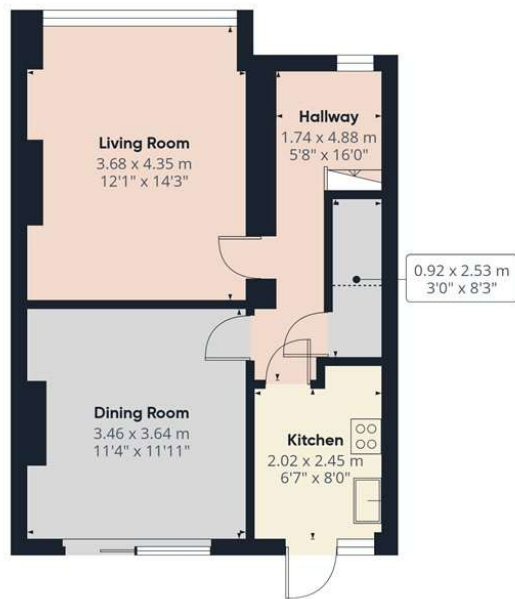
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Ground Floor



First Floor



Approximate total area^m

81.2 m²
875 ft²

Reduced headroom

1.4 m²
15 ft²

(1) Excluding balconies and terraces

Reduced headroom

Below 1.5 m/5 ft

Calculations reference the RICS IPMS 3C standard. Measurements are approximate and not to scale. This floor plan is intended for illustration only.

GIRAFFE360

Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		
55-68	D		
39-54	E		
21-38	F		
1-20	G		
		71 C	80 C

MATERIAL INFO

Tenure: Freehold

Term: 0 year and 0 months

Service Charge: £0 per annum

Ground Rent: £ 0 Annually (subject to increase)

Council Tax Band: D

EPC rating: C

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