





A unique single-storey modern bungalow in this wonderful location close to transport and outstanding schools. Offering 1,023 sq. ft. of completely step-free, ground floor accommodation with every room benefitting from sliding doors onto the fantastic and very private courtyard garden. The house enjoys excellent natural light throughout with an open plan living space and fully fitted modern kitchen with breakfast bar. Three double bedrooms are serviced by two modern bathrooms, one of which is ensuite. The property is set back away from the road meaning it is fantastically quiet and private. An electronic gated video entry system adds extra security and peace of mind. Further benefits include an environmentally friendly living sedum roof, lots of built-in storage throughout and no onward chain. This house is a must see.

Suffolk Villas is located on Longfield Street, a very desirable and quiet residential road convenient for Southfields Underground Station (District Line) and Sheringdale School (Outstanding Ofsted) which is just meters away.

- SINGLE-STOREY FREEHOLD HOUSE
- THREE DOUBLE BEDROOMS
- TWO BATHROOMS
- PRIVATE COURTYARD GARDEN
- OPEN PLAN LIVING
- LIVING GREEN ROOF
- OUTSTANDING SCHOOLS NEARBY
- 1,023 SQ. FT.
- NO ONWARD CHAIN

Suffolk Villas, Longfield Street, SW18 5RG



Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92+)	A		
(81-91)	B		86
(69-80)	C	75	
(56-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales	EU Directive 2002/91/EC		

Freehold

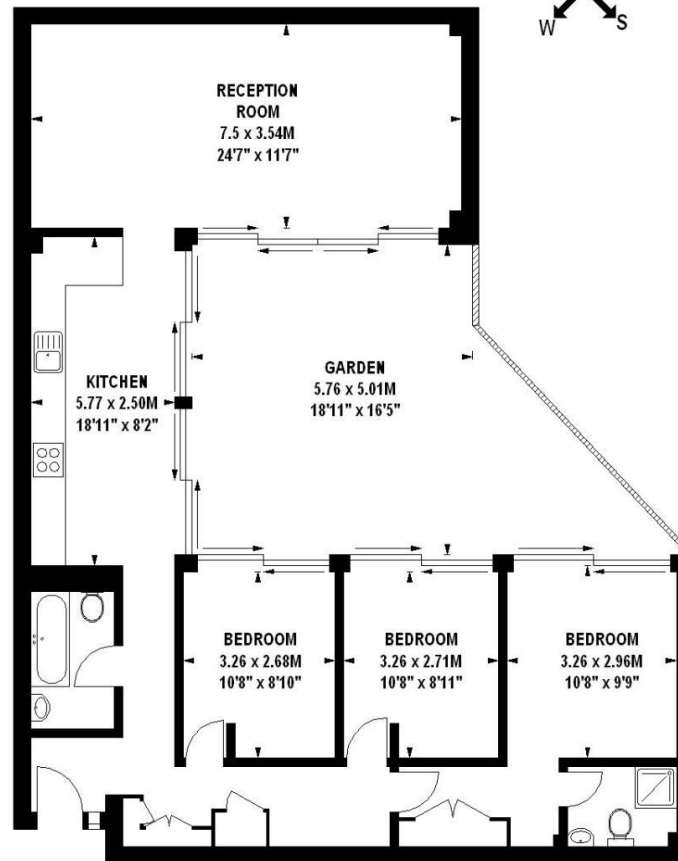
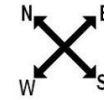
Internal area
Approximate gross internal area:
Total 1,023 sq ft/ 95 sq m

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Suffolk Villas, SW18

Approximate gross internal area

95 sq.m / 1023 sq. ft



Ground Floor

Floorplan produced for WINKWORTH by Mays Floorplans © . Tel 020 8871 4668

Illustration for identification purposes only, not to scale

All measurements are maximum, and includes wardrobes and window bays where applicable

W621 Ravensworth 01670 713330

Winkworth

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