



BICKLEY STREET, SW17
£770,000 SHARE OF FREEHOLD

ARGUABLY ONE OF THE BEST MAISONNETTES IN TOOTING BROADWAY

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DESCRIPTION

Arguably one of the best maisonettes in Tooting Broadway. This magnificent property extends to over 1400 square foot and has been meticulously renovated by the previous owner. The property comprises of four double bedrooms and three bathrooms all beautifully decorated to the highest standard. The three bathrooms are all individual, one of which most notably has a steam room. There is a large reception room to the front of the property with a feature fireplace and built in bookshelves either side. To the rear of the property is a magnificent kitchen/dining room with large central island and fully integrated appliances. Sliding doors lead to a small terrace with stairs down to the private landscaped garden. A further feature in the garden is a small room which the current owners use a bar area. On the top floor there is a further large roof terrace which is incredibly private and not overlooked. This really is an incredibly special property.

Bickley Street is located a stones throw from Tooting Broadway Tube station and the market and is also perfectly situated for access to Tooting's many bars, restaurants and amenities, as well as St George's hospital and university.



BICKLEY STREET, SW17

Approx. Gross Internal Floor Area

1574 Sq. ft/146.24 Sq. m

Incl. Eaves



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This floor plan has been prepared for the purpose of illustration only in accordance with the latest RICS code of measuring practice and is not to scale. All measurements and areas are approximate and whilst every effort has been made to ensure the accuracy of the plan contained here, no responsibility is taken for any error, omission or misstatement.

This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.

Energy Efficiency Rating		Current	Potential
Best energy efficient - lower running costs			
(92-)	A		
(81-91)	B		
(69-80)	C		
(55-68)	D	68	80
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	



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