



COWICK ROAD, LONDON, SW17  
£575,000 FREEHOLD

## A WELL PRESENTED TWO BEDROOM TERRACED HOUSE WITH A GARDEN.

Tooting | 020 8767 5221 | [tooting@winkworth.co.uk](mailto:tooting@winkworth.co.uk)

**Winkworth**

for every step...

[winkworth.co.uk](http://winkworth.co.uk)





## DESCRIPTION:

This beautifully presented terraced house features a bright reception room with elegant wood flooring that seamlessly extends into the modern kitchen. The kitchen offers ample storage and opens onto a well-maintained, north-east-facing rear garden. Upstairs, the first floor comprises two bedrooms and a contemporary, tiled bathroom filled with natural light.

Cowick Road, is a residential street known for its terraced housing and vibrant community. It offers excellent transport links with nearby Tooting Broadway (0.4 miles) and Tooting Bec (0.9 miles) Underground stations, providing easy access to central London. The area is well-served by local amenities, including supermarkets and schools like Franciscan Primary and Graveney School. Positioned in the Totterdown Fields conservation area, it features a mix of urban convenience and community-focused living, making it a desirable spot for families and professionals alike.

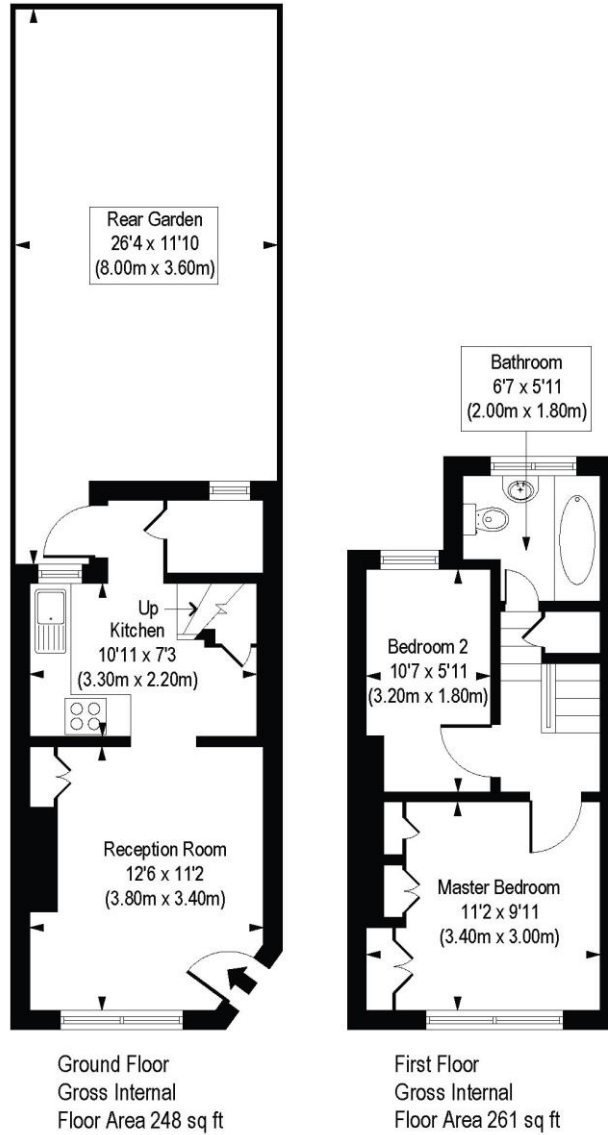
Wandsworth Council Tax Band: C





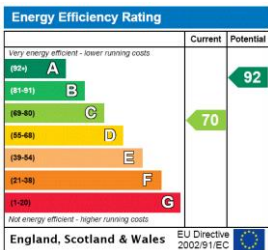
# Cowick Road, SW17

Approx. Gross Internal Floor Area 509 sq. ft / 47.33 sq. m



COMPLIANT WITH RICS CODE OF MEASURING PRACTICE. Floorplan is for illustrative purposes only and is not to scale. Every attempt has been made to ensure the accuracy of the floorplan shown, however all measurements, fixtures, fittings and data shown are an approximate interpretation for illustrative purposes only. Liability for errors, omissions or mis-statement through negligence or otherwise is hereby excluded.

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.



Tooting | 020 8767 5221 | tooting@winkworth.co.uk



for every step...

winkworth.co.uk

Winkworth wishes to inform prospective buyers and tenants that these particulars are a guide and act as information only. All our details are given in good faith and believed to be correct at the time of printing but they don't form part of an offer or contract. No Winkworth employee has authority to make or give any representation or warranty in relation to this property. All fixtures and fittings, whether fitted or not are deemed removable by the vendor unless stated otherwise and room sizes are measured between internal wall surfaces, including furnishings.