



TOPSHAM ROAD, SW17
£995,000 FREEHOLD

A WELL PRESENTED THREE BEDROOM END OF TERRACED HOUSE

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DESCRIPTION:

This well-presented three-bedroom end of terraced house offers the potential for extension, subject to the necessary planning permissions (STP). The property maintains several of its original period features. The front reception room features a bay window that allows ample natural light and an attractive fireplace.

To the rear, the kitchen includes integrated appliances. The south-facing garden is a mix of paved areas and low-maintenance artificial grass.

The first floor comprises three bedrooms and a family bathroom.

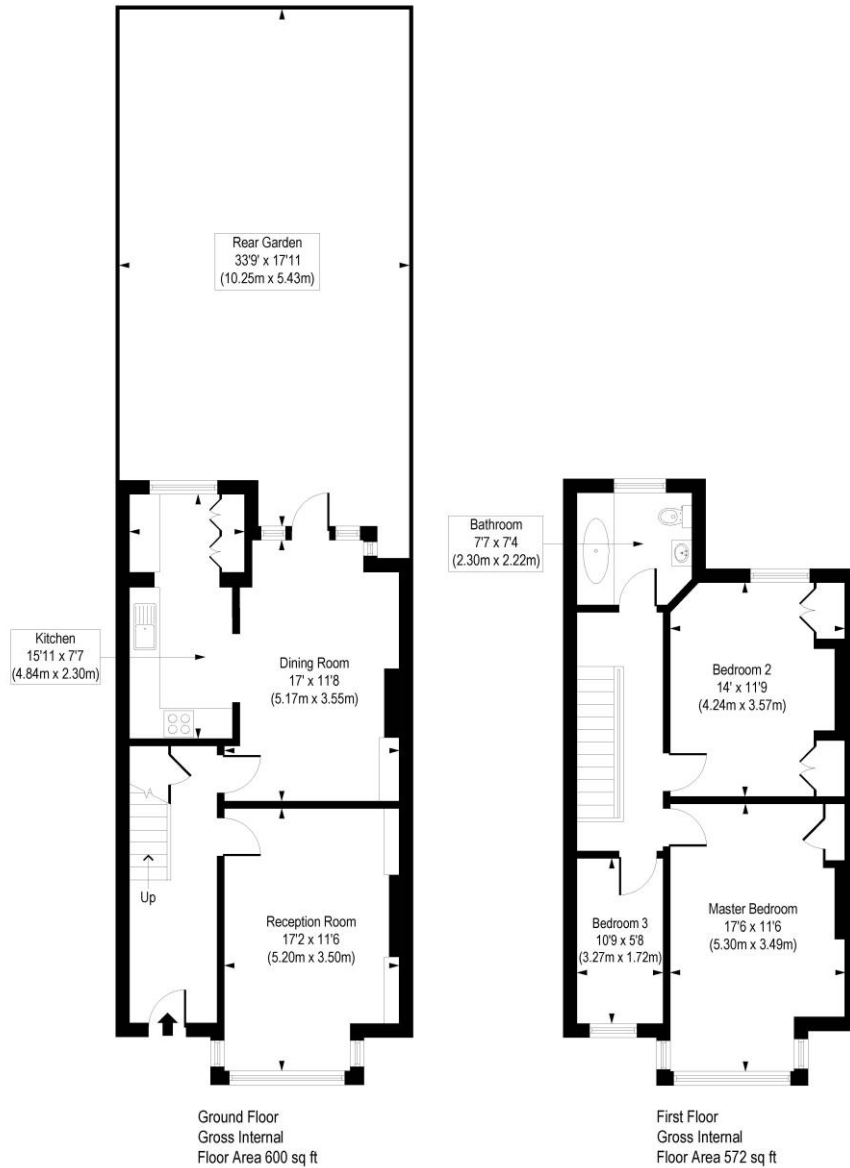
Located in a quiet residential area, the property is approximately 0.5 miles from Tooting Bec Tube Station (Northern Line) and nearby Tooting Bec Common.

Wandsworth council tax band: E



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Approx. Gross Internal Floor Area 1172 sq. ft / 108.89 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.

