



## STRATHEARN ROAD, SW19

£4,500 per month

- Four bedrooms
- Wooden floor
- BBQ area
- Eat-in kitchen
- Private garden
- Energy rating: c

@marshandparsons  
marshandparsons.co.uk

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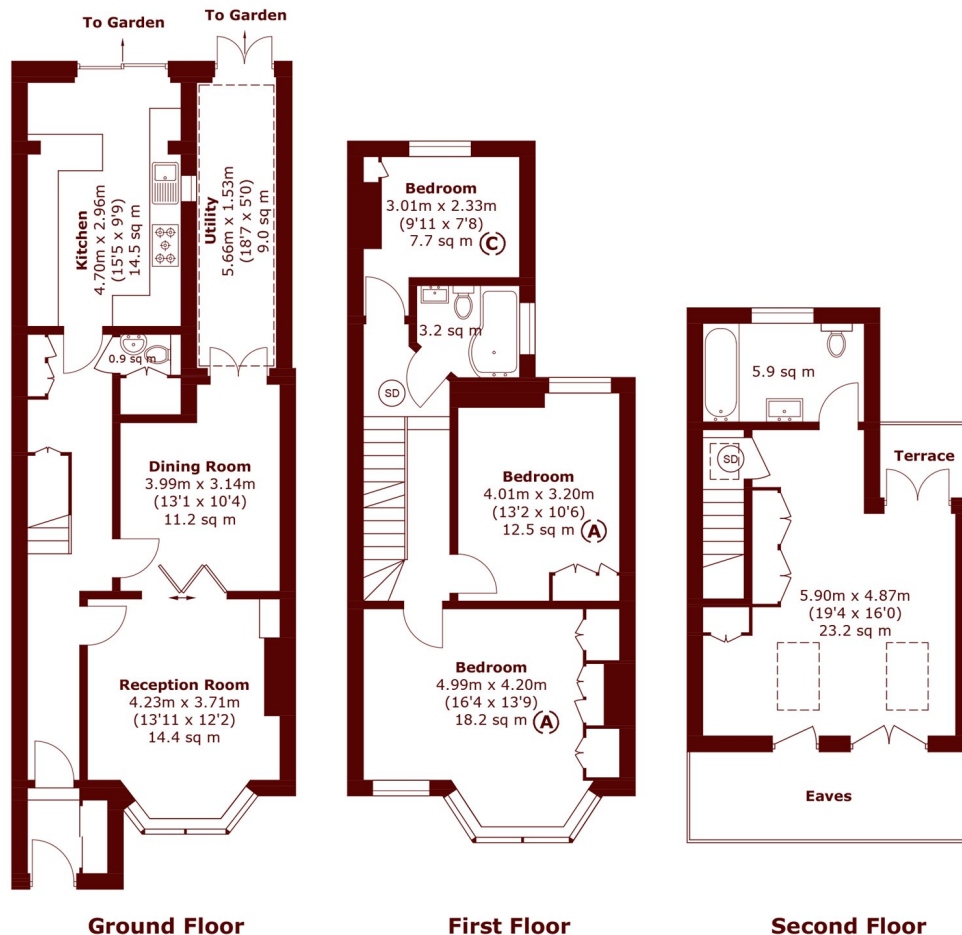
# ABOUT THE PROPERTY

A four bedroom house on Strathearn Road in Wimbledon conveniently located close to both Wimbledon mainline station and Wimbledon Park tube station. The property has wooden floors throughout the property and the ground floor consists of a living room with fireplace, dining room, play room/study and an eat-in kitchen leading out to a private rear garden. There are three bedrooms on the first floor with a family bathroom and a principal bedroom with en suite on the second floor with a balcony. The garden features an outdoor patio area perfect for entertaining and a garden room with electricity and heating.



# STEP INSIDE STRATHEARN ROAD

SD Smoke Detector



Total area (approx.): 155.7 sq. m (1,675.8 sq. ft)  
(Excluding Eaves)

Terrace area : 2.4 sq. m (25.8 sq. ft)

National Guidelines (may differ depending on Local Authority).

- E) 4.6 square meters > = no one
- D) 4.6 - 6.5 square meters = 1/2 person (Child up to 10 years)
- C) 6.5 - 8.4 square meters = 1 person
- B) 8.4 - 10.2 square meters = 1 1/2 people
- A) 10.2 square meters < = 2 people

Wimbledon  
020 8879 6661

Energy Rating: C We aim to make our particulars both accurate and reliable. However, they are not guaranteed; nor do they form part of an offer or contract. If you require clarification on any points then please contact us, especially if you're traveling some distance to view. Please note that appliances and heating systems have not been tested and therefore no warranties can be given as to their good working order

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