

Godley Road, Earlsfield, SW18

Kinleigh Folkard & Hayward









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Asking Price £725,000 Leasehold

Set on a leafy residential road, close to the green open spaces of Wandsworth Common and the 32-acre Springfield Park, this versatile home is ideally positioned for both outdoor space and local amenities. A selection of shops, restaurants and cafés can be found nearby on Bellevue Road and Garratt Lane, while both Wandsworth Common and Earlsfield railway stations provide convenient transport links.

- 803 sq ft
- Ground floor
- Two/three bedrooms
- One/two reception rooms
- Modern shower room
- Kitchen
- South west facing garden
- EPC rating C

Local Authority
Wandsworth

This stunning purpose built maisonette offers flexible accommodation which can be configured to provide either three bedrooms and one reception room or two bedrooms and two reception rooms, with the current layout as two generous double bedrooms, a reception room with an attractive bay window, and an impressive kitchen and dining room with bi-fold doors opening from the kitchen and dining area onto a south-west facing garden, creating a wonderful connection between the indoor and outdoor spaces. The combination of versatile accommodation, an impressive kitchen and dining space, and a private south-west facing garden makes this an appealing home for a variety of buyers.

For more information or to arrange a viewing please contact:

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Ground Floor

Godley Road

Approximate Gross Internal Area = 803 sq ft / 74.6 sq m

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Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows and rooms are approximate and no responsibility is taken for any error, omission or misstatement. These plans are for representation purposes only as defined by RICS Code of Measuring Practice and should be used as such by any prospective purchaser. Specifically no guarantee is given on the gross internal floor area of the property if quoted on this plan and any figure given is initial guidance only and should not be relied on as a basis of valuation.

These particulars are believed to be correct but their accuracy is not guaranteed and they do not form part of any contract. Whilst every effort is made to ensure the accuracy of these details, it should be noted that the above measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate should be regarded as such by any prospective purchaser. Any internal photographs are intended as a guide only and it should not be assumed that any of the furniture/fittings are included in any sale. Where shown, details of lease, ground rent and service charge are provided by the vendor and their accuracy cannot be guaranteed, as the information may not have been verified and further checks should be made either through your solicitor/conveyancer or by referring to the home information pack for this property. Where appliances, including central heating, are mentioned, it cannot be assumed that they are in working order, as they have not been tested. Please also note that wiring, plumbing and drains have not been checked.

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