



Greenside Views Mill Green Road, Mitcham CR4 4FQ

welcome to

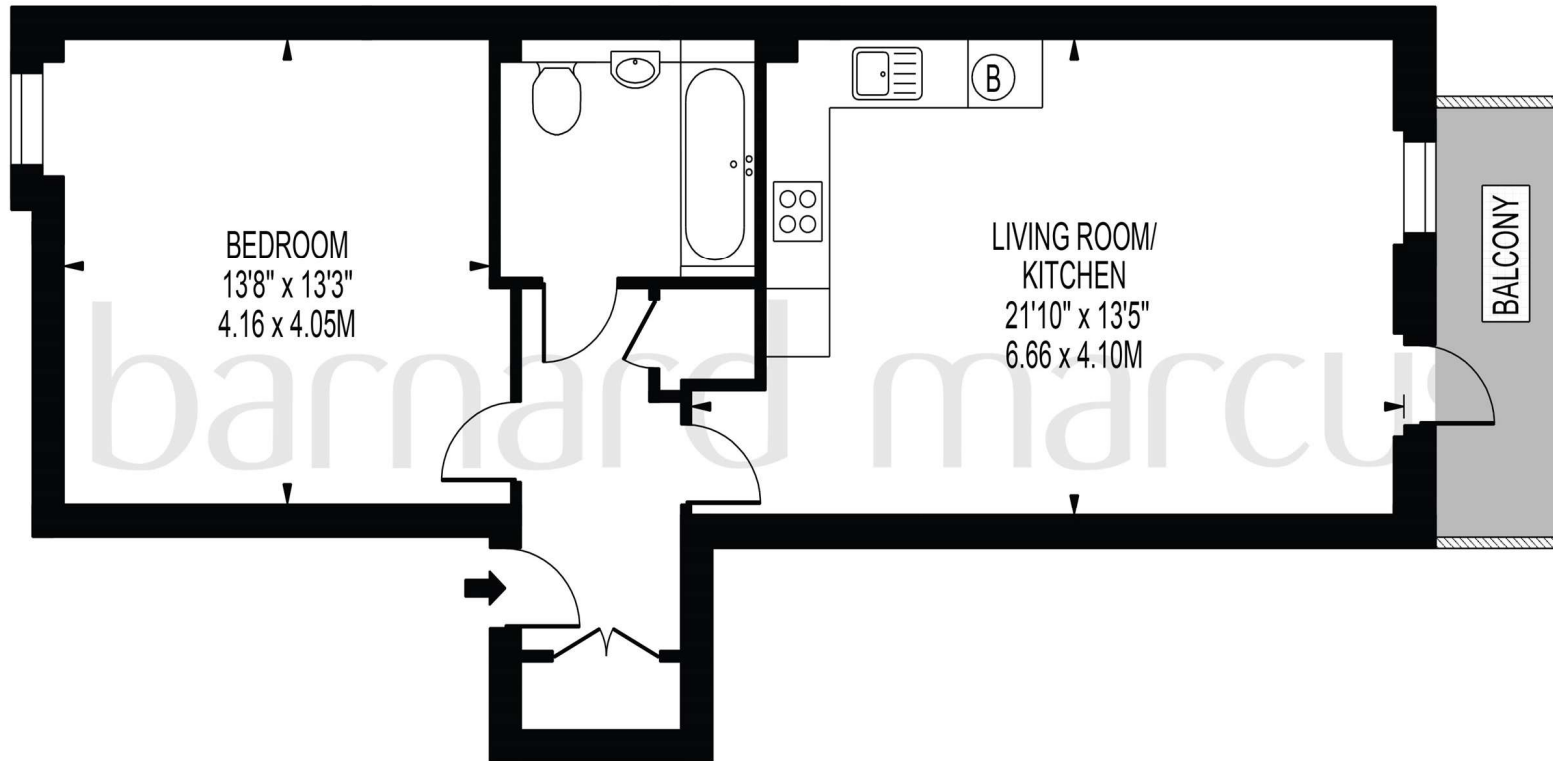
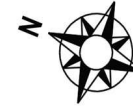
Greenside Views Mill Green Road, Mitcham

Situated within the sought-after Greenside Views development on Mill Green Lane, this modern and well-maintained one-bedroom purpose-built apartment offers bright and comfortable living in a peaceful residential setting, ideal for first-time buyers, downsizers, or buy-to-let investors. Positioned on an upper floor and served by a passenger lift, the apartment boasts a light-filled open-plan lounge and kitchen, thoughtfully laid out to maximise space and functionality. The sleek, modern kitchen features integrated appliances, contemporary units, and generous worktop space, making it both stylish and practical for everyday living. The spacious lounge opens directly onto a private balcony, which enjoys lovely open views across nearby allotments, offering a rare sense of privacy and greenery in a London setting. It's an ideal spot for morning coffee or evening relaxation. The double bedroom is well-proportioned with ample natural light, and the apartment is completed by a clean, modern bathroom and useful storage space off the hallway. Further benefits include a secure entry system, lift access to all floors, well-kept communal areas, and the advantage of being offered to the market chain free, providing a straightforward and stress-free purchase process.



GREEN SIDE VIEWS

APPROXIMATE GROSS INTERNAL FLOOR AREA: 603 SQ FT - 56.04 SQ M



SECOND FLOOR

FOR ILLUSTRATION PURPOSES ONLY

THIS FLOOR PLAN SHOULD BE USED AS A GENERAL OUTLINE FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE IN WHOLE OR IN PART AN OFFER OR CONTRACT.
ANY INTENDING PURCHASER OR LESSEE SHOULD SATISFY THEMSELVES BY INSPECTION, SEARCHES, ENQUIRIES AND FULL SURVEY AS TO THE CORRECTNESS OF EACH STATEMENT.
ANY AREAS, MEASUREMENTS OR DISTANCES QUOTED ARE APPROXIMATE AND SHOULD NOT BE USED TO VALUE A PROPERTY OR BE THE BASIS OF ANY SALE OR LET.

Agent's Note

Please note that an AML fee is chargeable to the buyer once an offer is accepted to cover the cost of carrying out the required identity and anti-money laundering checks. Once these checks have been completed, the fee cannot be refunded, even if the property purchase does not go ahead

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Greenside Views Mill Green Road, Mitcham

- ONE BEDROOM SECOND FLOOR APARTMENT
- BRIGHT OPEN PLAN KITCHEN/LIVING SPACE
- BALCONY WITH ATTRACTIVE ALLOTMENT VIEW
- SECURE ENTRY SYSTEM & LIFT ACCESS
- CHAIN FREE

Tenure: Leasehold EPC Rating: B

Council Tax Band: C Service Charge: 1117.00

Ground Rent: 285.00

This is a Leasehold property. We are awaiting further details about the Term of the lease. For further information please contact the branch. Please note additional fees could be incurred for items such as Leasehold packs.

£290,000



view this property online barnardmarcus.co.uk/Property/WLG106582



Property Ref:
WLG106582 - 0003

1. MONEY LAUNDERING REGULATIONS Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there is no delay in agreeing the sale. 2. These particulars do not constitute part or all of an offer or contract. 3. The measurements indicated are supplied for guidance only and as such must be considered incorrect. Potential buyers are advised to recheck measurements before committing to any expense. 4. We have not tested any apparatus, equipment, fixtures or services and it is in the buyers interest to check the working condition of any appliances. 5. Where an EPC, or a Home Report (Scotland only) is held for this property, it is available for inspection at the branch by appointment. If you require a printed version of a Home Report, you will need to pay a reasonable production charge reflecting printing and other costs. 6. We are not able to offer an opinion either written or verbal on the content of these reports and this must be obtained from your legal representative. 7. Whilst we take care in preparing these reports, a buyer should ensure that his/her legal representative confirms as soon as possible all matters relating to title including the extent and boundaries of the property and other important matters before exchange of contracts.

Barnard Marcus is a trading name of Sequence (UK) Limited which is registered in England and Wales under company number 4268443, Registered Office is Cumbria House, 16-20 Hockliffe Street, Leighton Buzzard, Bedfordshire, LU7 1GN. VAT Registration Number is 500 2481 05.



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Please note the marker reflects the
postcode not the actual property