



barnard marcus

Woodbury Street, London SW17 9RR

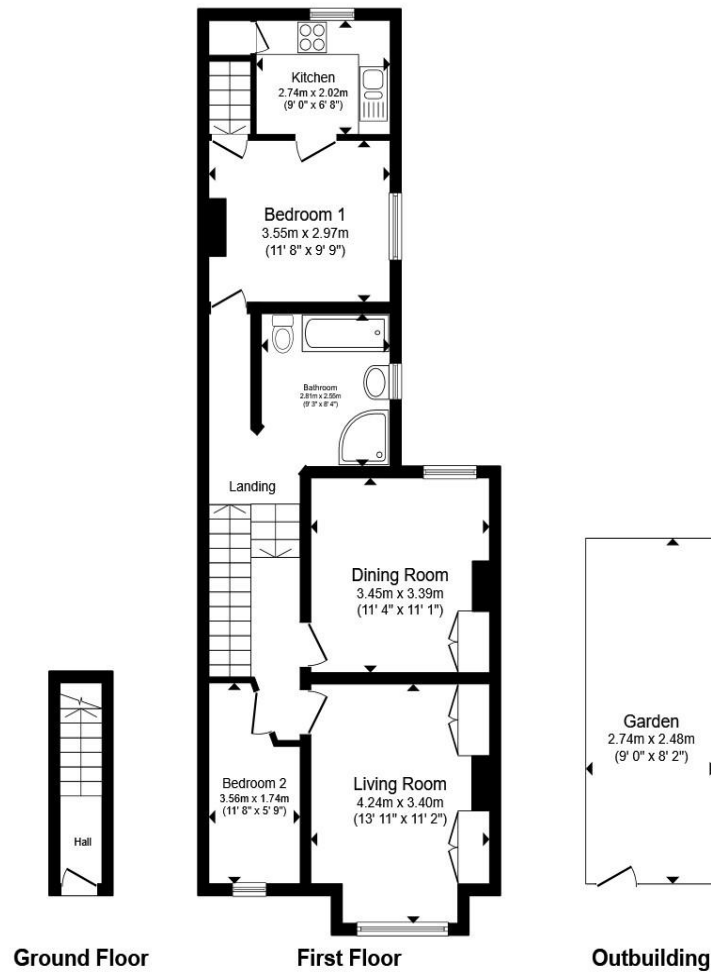
Welcome to **Woodbury Street, London**

A charming chain-free Victorian first-floor maisonette, offering three bedrooms and a private garden, ideally positioned on a highly sought-after residential street in the heart of Tooting.

Extending to approximately 794 sq ft, this well-proportioned property benefits from its own private entrance and offers excellent potential for extension, subject to the necessary planning permissions and consents. The accommodation comprises three generous bedrooms positioned towards the front of the property, while to the rear is a bright and spacious reception room that flows seamlessly into the kitchen. From here, stairs lead down to a private garden, providing an ideal outdoor space for relaxation and entertaining.

Woodbury Street enjoys a prime location just moments from Tooting Broadway Underground Station and the vibrant Tooting Market. Residents can take advantage of the area's excellent selection of bars, restaurants, cafés and local amenities, while St George's Hospital and St George's, University of London are also within easy reach.





Total floor area 70.7 m² (761 sq.ft.) approx

This floor plan is for illustrative purposes only. It is not drawn to scale. Any measurements, floor areas (including any total floor area), openings and orientation are approximate. No details are guaranteed, they cannot be relied upon for any purpose and they do not form part of any agreement. No liability is taken for any error, omission or misstatement. A party must rely upon its own inspection(s). Powered by www.propertybox.io

Welcome to Woodbury Street, London

- Three Bedroom
- Victorian first-floor maisonette
- Private garden
- Approximately 794 sq ft
- Potential to extend (STPP)

Tenure: Leasehold EPC Rating: C

Council Tax Band: C Service Charge: Ask Agent

Ground Rent: 50.00

This is a Leasehold property with details as follows; Term of Lease 189 years from 01 Jan 1981. Should you require further information please contact the branch. Please Note additional fees could be incurred for items such as Leasehold packs.

offers in excess of

£450,000



Please note the marker reflects the
postcode not the actual property

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Property Ref:
TTG104226 - 0002

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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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