



**Brathway Road, London**  
**Offers Over £1,000,000**  
**Freehold**

**\* MID TERRACE HOUSE \*  
\* SOUGHT AFTER LOCATION \*  
\* THREE BEDROOMS \*  
\* SPACIOUS RECEPTION  
ROOM \* FITTED KITCHEN \*  
\* TWO BATHROOMS \* WELL  
MAINTAINED REAR GARDEN  
\* IDEAL FAMILY HOME \*  
\* VIEWING IS HIGHLY  
RECOMMENDED \***

- Conservatory
- Double Glazing
- Fitted Bathroom
- Fitted Kitchen
- Garden
- High Ceilings
- Integrated Appliances
- No Onward Chain
- Wooden Floors

# TRUTH

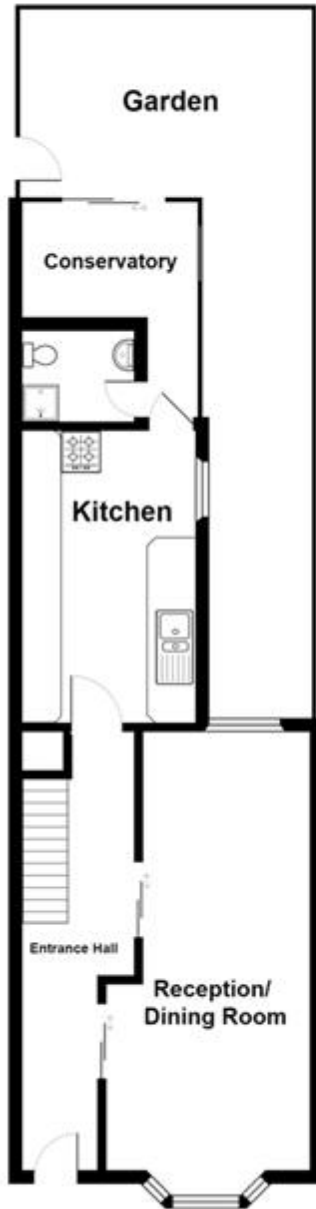
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**Brathway Road, London, SW18**


APPROX GROSS INTERNAL FLOOR AREA 1107 SQ FE 102.8 SQ METRES

Whilst every attempt has been made to ensure the accuracy of the floor plan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser.



Whilst every effort is made to ensure the accuracy of these details, it should be noted that the 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 and 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/conveyance. 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.

## Energy Efficiency Rating

	Current	Potential
<i>Very energy efficient - lower running costs</i> (92-100) <b>A</b>		
(81-91) <b>B</b>		<b>85</b>
(69-80) <b>C</b>		
(55-68) <b>D</b>	<b>64</b>	
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>	EU Directive 2002/91/EC	

The energy efficiency rating is a measure of the overall efficiency of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Tenure  
Price

Freehold  
Offers Over £1,000,000

Viewing

Strictly by appointment with Truth Real Estate Ltd - Head Office

Telephone 020 3576 2040

Reference

RS0001

Additional Information

Council Tax Band: E

Tenure: Freehold

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