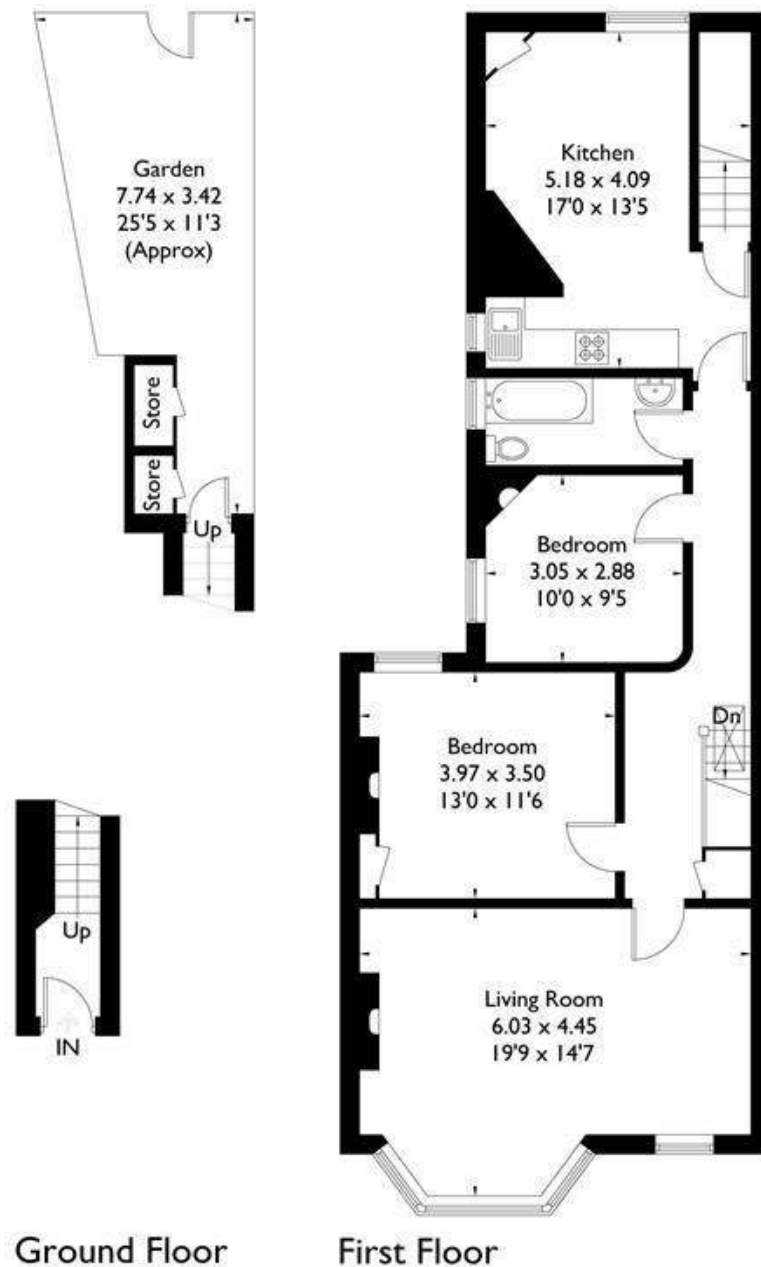


## Panmuir Road, SW20

Approximate Gross Internal Area = 89.1 sq m / 959 sq ft  
Store = 1.4 sq m / 15 sq ft  
Total = 90.5 sq m / 974 sq ft



Ground Floor

First Floor

FLOORPLANZ © 2017 0845 6344080 Ref: 179808

This plan is for layout guidance only. Drawn in accordance with RICS guidelines. Not drawn to scale unless stated. Windows & door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes & compass bearings before making any decisions reliant upon them.



38 Panmuir Road, West Wimbledon,  
London, SW20 0PZ

£625,000 Leasehold

Fuller Gilbert & Co are delighted to offer for sale this well presented two bedroom first floor purpose built period maisonette with direct access to a charming private garden. This charming property is situated in a much sought after residential cul de sac.

- Spacious Entrance Hall/Landing
- Bathroom
- Superb Living Room with Bay Window
- Good Storage Space
- Early Viewing Advised
- Two Good Size Bedrooms
- Great size Kitchen/Diner
- Private Garden
- Excellent Location
- Must Be Seen!

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Fuller Gilbert & Company, 316a Worple Road, West Wimbledon, London SW20 8QU



**Location**

The property is situated in this sought after West Wimbledon area with the useful amenities of Raynes Park nearby, including a Public Library, Waitrose, a selection of coffee shops and restaurants and other small businesses. Raynes Park commuter station offers fast and frequent rail connections to London Waterloo. Hollymount School, Holland Gardens and Cottenham Park are all close-by.



**Description**

A major feature of this superb period property is the particularly spacious and elegant living room - facing west, which is bathed in sunlight on a nice day. In the spacious kitchen diner is the lovely original dresser over the stairs down to the garden. All the rooms are well proportioned and the garden is perfect for a summertime barbeque.



Please note on behalf of Fuller Gilbert & Co and the owner of this property, that these particulars do not constitute an offer or contract. Fuller Gilbert & Co has not undertaken any tests on any of the equipment, systems or fittings described in these particulars and no warranties can be given. Please also note that wiring, plumbing and drains have not been checked. Our client has advised us of the tenure of the property. Any intending purchaser must obtain confirmation of these facts from their solicitor.

