



Guide Price
£500,000

Freehold

3x  1x  2x 

**Hillview Road, Sutton,
Surrey, SM1**

OVER 60?

Secure this property
for up to **59% less!**

cubitt & west
Helping you move forwards



Main features

- No onward chain to wait for
- Generous garden, plenty of potential to be the perfect BBQ spot
- Driveway & side access
- Recently refurbished, including re-wiring & new boiler
- Planning permission granted for a rear extension

Accommodation

GROUND FLOOR

Entrance Hall

Lounge/Diner: 25'3 maximum x 10'8 maximum (7.70m x 3.25m)

Kitchen: 9'8 x 6'2 (2.95m x 1.88m)

FIRST FLOOR

Landing

Bedroom 1: 10'7 x 10'6 (3.23m x 3.20m)

Bedroom 2: 10'7 x 10'6 (3.23m x 3.20m)

Bedroom 3: 7'1 x 6'4 (2.16m x 1.93m)

Bathroom: 6'6 x 6'2 (1.98m x 1.88m)

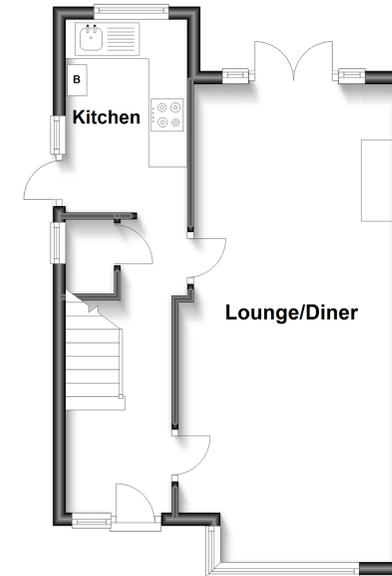
OUTSIDE

Driveway

Rear Garden

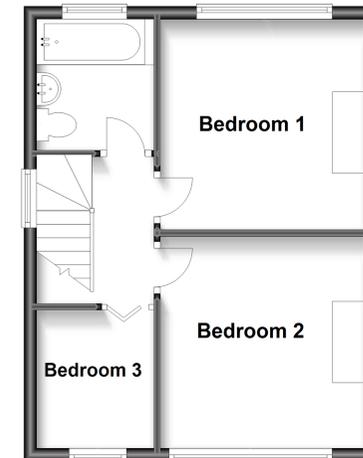
Ground Floor

Approx. 37.0 sq. metres (398.3 sq. feet)



First Floor

Approx. 33.6 sq. metres (362.1 sq. feet)



Call Sutton - 020 8661 0330 ■ cubittandwest.co.uk

- A private rental licensing scheme applies to some properties in this area, please contact us before proceeding
- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



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