



**Guide Price**  
**£600,000**

**Freehold**

3x  1x  2x 

**Eastway, Morden,  
Surrey, SM4**

**OVER 60?**

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

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## Accommodation

### GROUND FLOOR

Entrance Hall

Lounge: 14'2 x 12'8 (4.32m x 3.86m)

Dining Room: 14'4 x 10'6 (4.37m x 3.20m)

Kitchen: 10'5 x 8'0 (3.18m x 2.44m)

### FIRST FLOOR

Landing

Bedroom 1: 15'5 into bay x 9'8 (4.70m x 2.95m)

Bedroom 2: 11'8 x 9'8 (3.56m x 2.95m)

Bedroom 3: 10'4 x 8'0 (3.15m x 2.44m)

Bathroom: 7'6 x 4'9 (2.29m x 1.45m)

Separate Toilet

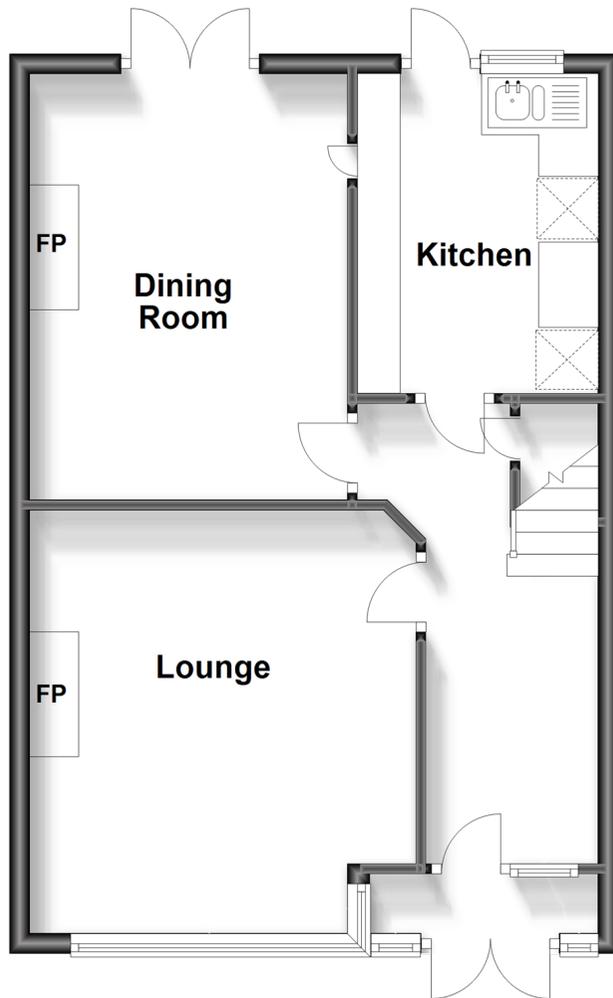
### OUTSIDE

Driveway

Rear Garden

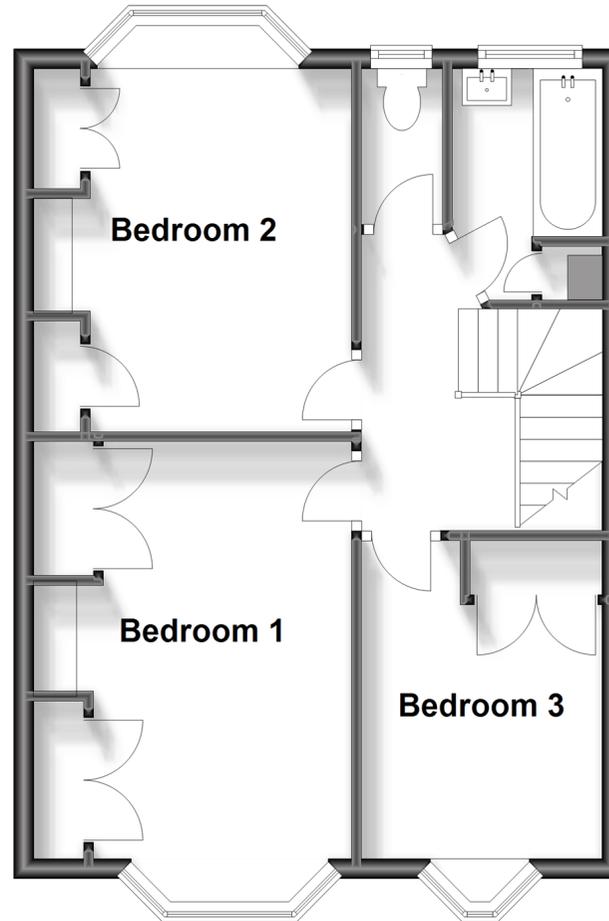
### Ground Floor

Approx. 49.5 sq. metres (533.0 sq. feet)



### First Floor

Approx. 46.2 sq. metres (496.9 sq. feet)





## Main features

- Extremely popular residential location, just one road away from SW20
- Blay Design 1930s build with generous dimensions throughout
- Driveway & pretty rear garden
- Close to gorgeous open spaces such as Cannon Hill Common
- Less than a mile to three stations and easy access to Wimbledon, Kingston & Raynes Park

### Nearest Schools

Primary Schools: Hillcross Primary 0.3 miles, St John Fisher RC Primary 0.4 miles, Hatfield Primary 0.4 miles

Secondary Schools: Rutlish School 0.9 miles, Raynes Park High School 0.9 miles, St Ann's School 1.0 miles

### Transport Information

Train Stations: South Merton 0.7 miles, Wimbledon Chase 0.8 miles, Motspur Park 0.9 miles

### Address

Eastway, Morden, Surrey, SM4

### Directions

For directions to this property please contact us.



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- A private rental licensing scheme applies to some properties in this area, please contact us before proceeding
- Appliances & services are untested, dimensions are approximate and floor plans are not to scale

- Legal advice should be taken to verify fixtures/fittings, planning, alterations and/or lease details
- Through a Homewise Home For Life Plan people aged 60+ can secure this property for up to 59% less, by purchasing a Lifetime Lease.



EPC RATING



22017393/20231104/CR/KWK