

**MOUNT EPHRAIM ROAD, LONDON SW16**  
GUIDE PRICE: £300,000 - £350,000



**WILFORDS**  
LONDON

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454 SQ FT / 42 SQ M

1 BEDROOM | 1 BATHROOM | 1 RECEPTION | SHARE OF FREEHOLD

This period first-floor property boasts 1 bedroom and off-street parking. With modern finishes and a convenient location, this apartment is perfect for professionals or couples. Don't miss out on this opportunity!

Introducing this charming period first floor apartment located in a sought-after area. This stunning property boasts one spacious bedroom, offering a comfortable and inviting living space. The apartment features a well-appointed kitchen and a bright and airy living room ideal for relaxing and entertaining guests.

Situated in a convenient location, this property benefits from off-street parking, providing ease and convenience for residents. With excellent transport links nearby, including bus stops and train stations, commuting to and from this property is a breeze.

This period apartment is perfect for professionals, couples, or individuals looking for a stylish and comfortable living space in a desirable location.


Planning permissions have previously been granted to extend the property on the ground and second floors by a further 409 Sq. Ft. to provide 3,317 Sq. Ft overall (measurements are approximate)

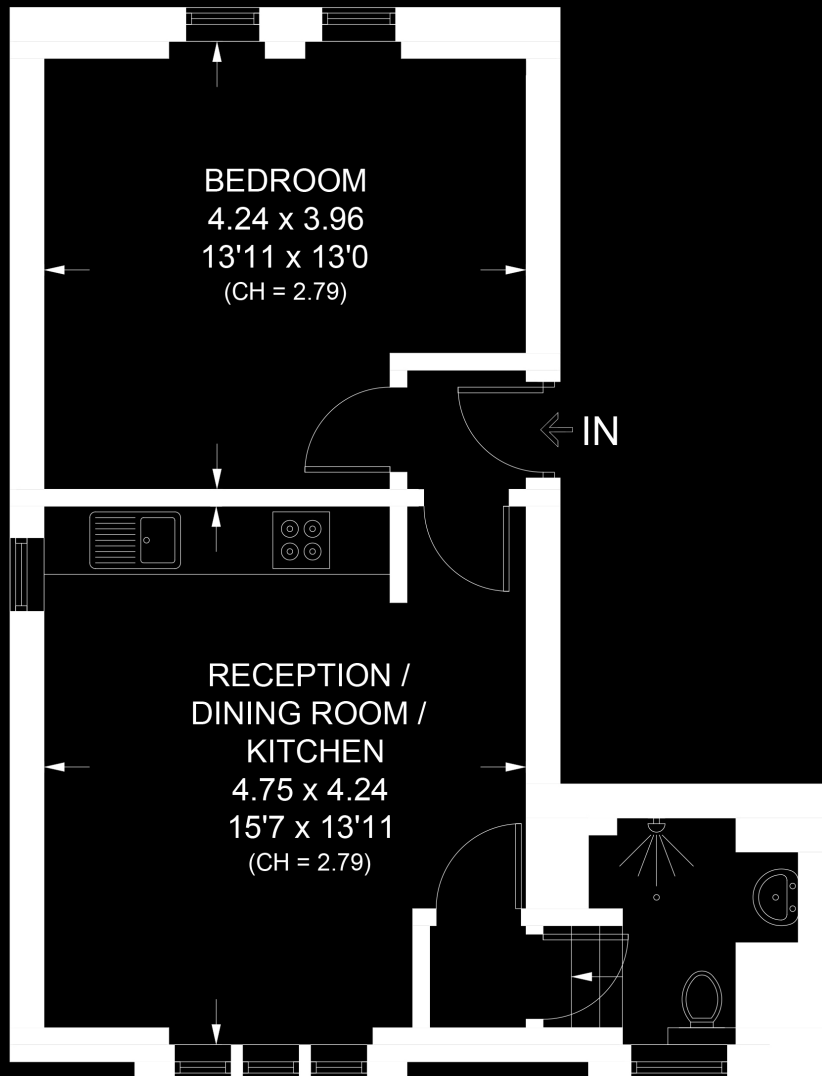
SCAN TO VIEW  
THIS PROPERTY



Approximate Area = 42.2 sq m / 454 sq ft  
Including Limited Use Area (0.5 sq m / 5 sq ft)



 = Reduced head height below 1.5m



## FIRST FLOOR

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Floor plan for identification purposes only - not to scale.

Misrepresentation Act 1967. This brochure and the descriptions and measurements herein do not constitute representation, and whilst every effort has been made to ensure accuracy, this cannot be guaranteed.

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