

Eastwood Street, Streatham SW16

Tenure: Freehold Borough: Wandsworth

£525,000

- Three bedroom house that requires full refurbishment
- Chain free



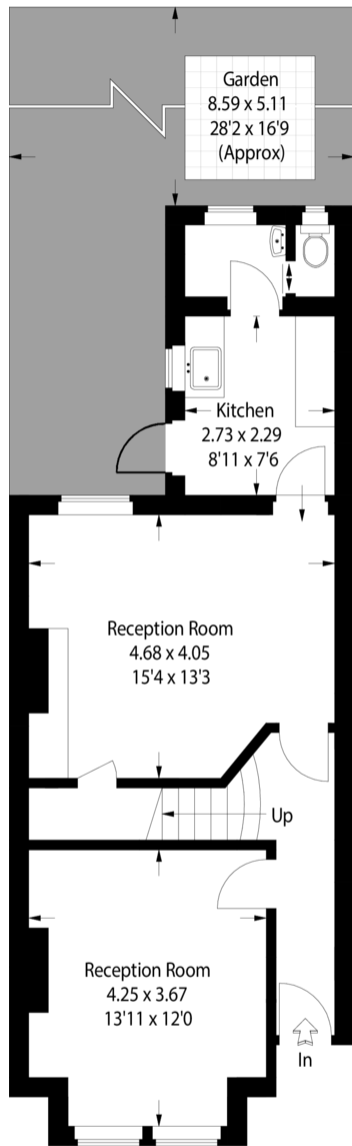
A spacious three bedroom period house with front and rear receptions and south-west facing garden. The property would benefit from full refurbishment but is offered to the market chain free and priced accordingly.

Eastwood Street sits on the edge of Furzedown in close proximity to the ever popular Tooting Graveney school with transport links nearby at Streatham Common or Tooting Stations.

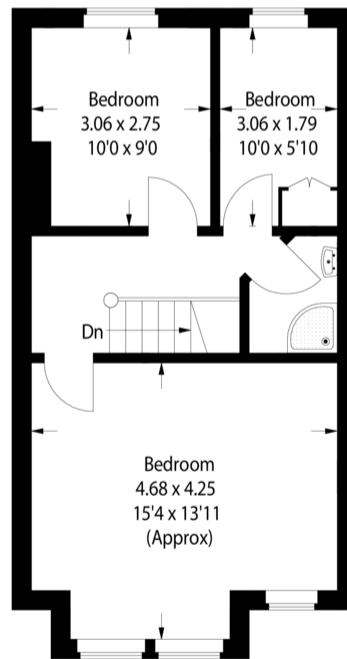
Council Tax Band: D

Eastwood Street

Approximate Gross Internal Area
94.7 sq m / 1019 sq ft

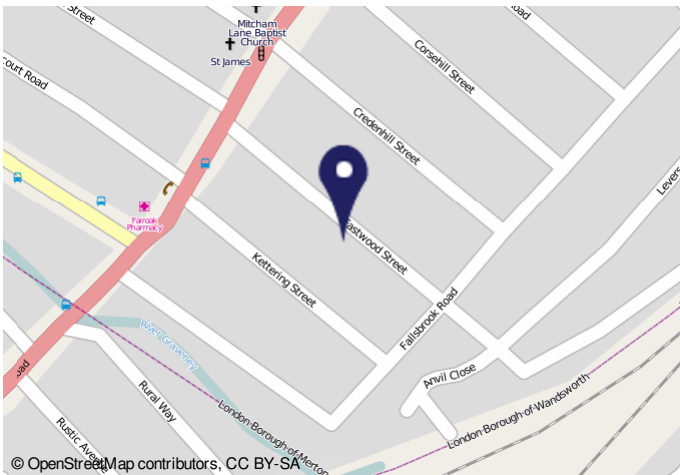


Ground Floor



First Floor

This plan is for layout guidance only. 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. (ID188133)



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20090202_0010 Energy performance certificate (EPC) - Floor energy certificate - 0001/08

Energy performance certificate (EPC)	
14, Eastwood Street, Merton, London SW15 2JG	Issue date: 3 August 2009
14, Eastwood Street, Merton, London SW15 2JG	Certificate number: 708-0888-212-2019-0004
Property type: Mid-terrace house	
Total floor area: 87 square metres	

Rules on letting this property

Properties can be let if they have an energy rating from A to E.

You can read [guidance for landlords on the regulations and exemptions](#) ([http://www.gov.uk/government/uploads/system/uploads/attachment_data/file/101630/landlord-guidance.pdf](#))

Energy efficiency rating for this property

The property's current energy rating is E. It has the potential to be C.

[See how to improve this property's energy efficiency](#)

The graph shows the property's current and potential energy efficiency.

Properties are given a rating from A (most efficient) to G (least efficient).

Properties are also given a score. The higher the number the lower your fuel bills are likely to be.

For properties in England and Wales, the average energy rating is D and the average energy score is 60.

[http://www.energy-certificates.gov.uk/energy-certificates/708-0888-212-2019-0004](#)

Important Notice

In accordance with the Property Misdescriptions Act (1991) we have prepared these sales particulars as a general guide to give a broad description of the property. They are not intended to constitute part of an offer or contract. We have not carried out a structural survey and the services, appliances and specific fittings have not been tested. All photographs, measurements, floor plans and distances referred to are given as a guide only and should not be relied upon for the purchase of carpets or any other fixtures or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked and confirmed by your solicitor prior to exchange of contracts.