

Wimbledon Homes



Kenilworth Avenue, Wimbledon, SW19

Guide Price: £2,175,000

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Draft Details

An attractive and substantial five bedroomed semi-detached Edwardian family house with a sizeable sunny garden, situated in this popular tree lined residential road with over 2200sq ft of spacious accommodation.

- The property is very well presented throughout, newly refurbished/decorated offering bright rooms with period features, high ceilings and timber floors.
- A southerly aspect landscaped rear garden offers lawn, established planting, raised stone patio, water feature and lighting creating a lovely ambience day and night and the far reaching views from the second floor to central London and the south are stunning.

Wimbledon Park with its' parade of shops and district line tube station is 0.5miles away as is the magnificent park with tennis courts, play areas, cafe and lake. Wimbledon Village is 0.9 miles away and Wimbledon town main line station and Centre Court shopping centre is 0.7miles away

There are excellent local schools within the catchment area including the very popular primary schools, Bishop Gilpin, Wimbledon Park, Holy Trinity COE School and St Marys Roman Catholic School and secondary schools such as Wimbledon High, KCS, Ricards Lodge, Emanuel, Hall School, Surbiton High and more.

- Five bedrooms
- 3 bathrooms
- 3 receptions
- High Ceilings
- South facing garden over 80ft with terrace
- Views over London
- Walking distance to Wimbledon Park and Tube
- School catchment areas

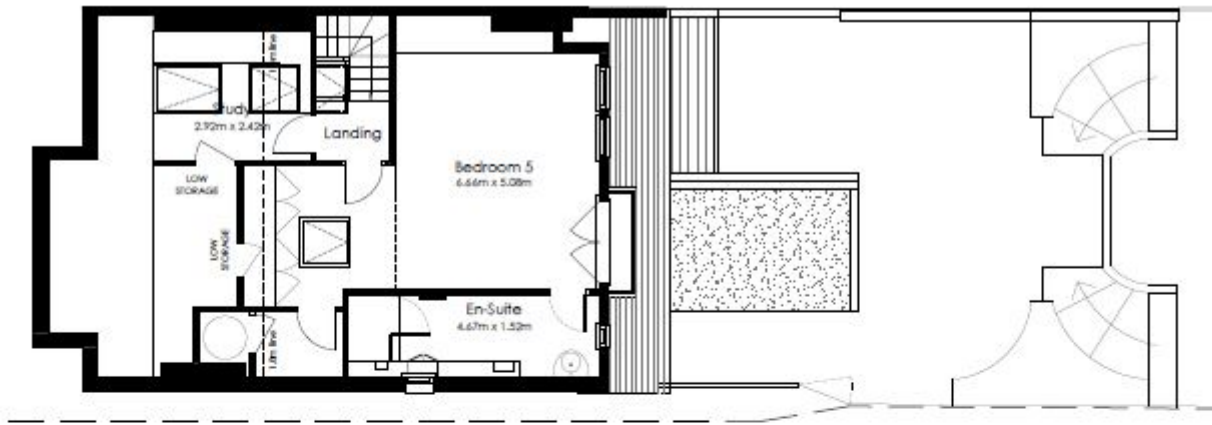




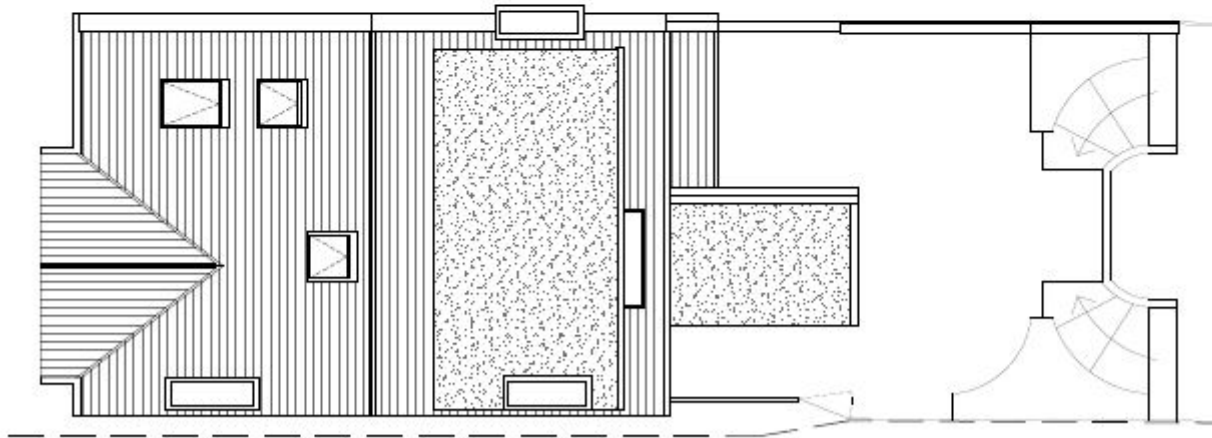
Existing Ground Floor Plan
Scale 1:100 @ A4



Existing First Floor Plan
Scale 1:100 @ A4



Existing Second Floor Plan
Scale 1:100 @ A4



Existing Roof Plan
Scale 1:100 @ A4





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Disclaimer

Every attempt has been made to ensure accuracy, however these property particulars are approximate and for illustrative purposes only. They have been prepared in good faith and they are not intended to constitute part of an offer of 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 any fixture or fittings. Lease details, service charges and ground rent (where applicable) are given as a guide only and should be checked prior to agreeing a sale.