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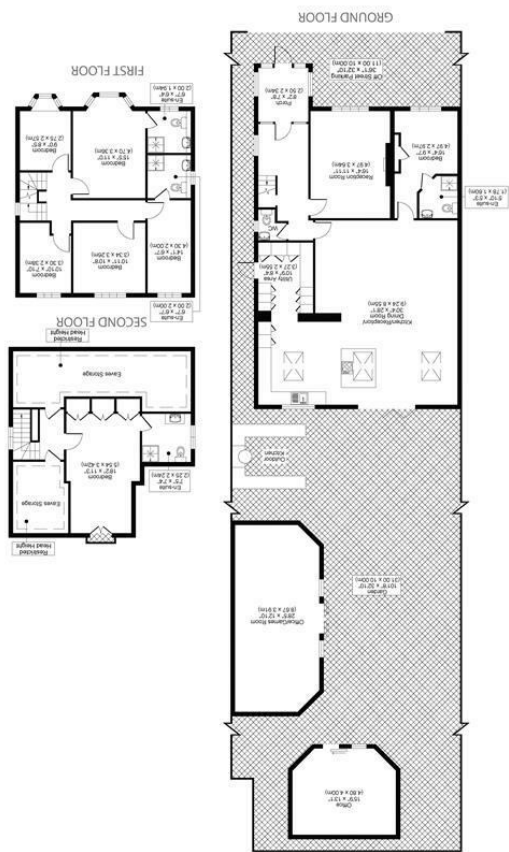
RICS

The Property Ombudsman

CHRISTIES

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All measurements, walls, doors, windows, fittings and their appliances, their size and locations are shown conventionally and are approximate only and cannot be regarded as being a representation either by the seller or his agent.



NORTHEY AVENUE, SM2
 TOTAL APPROX FLOOR PLAN AREA INCLUDING RESTRICTED HEAD HEIGHT, EAVES STORAGE AREAS AND GARDEN OFFICES 3,348 SQ.FT (311 SQ.M)
 (EXCLUDING OUTDOOR KITCHEN)
 TOTAL APPROX FLOOR PLAN AREA EXCLUDING RESTRICTED HEAD HEIGHT AND EAVES STORAGE AREAS AND GARDEN OFFICES 2,476 SQ.FT (230 SQ.M)
 (EXCLUDING OUTDOOR KITCHEN)



CHRISTIES



NORTHEY AVENUE, CHEAM SM2 7HU

OFFERS IN EXCESS OF £1,300,000

PROCEEDABLE BUYERS ONLY

ONCE IN A WHILE WE HAVE THE DISTINCT PRIVILEGE TO BE ABLE TO OFFER FOR SALE AN EXCEPTIONAL PROPERTY IN EXCEPTIONAL CONDITION - THIS IS ONE SUCH HOME.

WE ARE DELIGHTED TO BE ABLE TO OFFER THIS SUBSTANTIAL THREE STOREY, SEVEN BEDROOM/FOUR-BATHROOM FAMILY HOME BENEFITTING FROM A TOP FLOOR MASTER BEDROOM SUITE AND ALSO OFFERING A GENEROUS GROUND FLOOR BEDROOM - AGAIN WITH EN-SUITE. MAIN FEATURES OF THE PROPERTY INCLUDE A SPECTACULAR REAR-FACING KITCHEN/RECEPTION/DINING ROOM AND A WONDERFUL REAR GARDEN INCORPORATING TWO SUPERB OUTBUILDINGS, IDEAL FOR USE AS OFFICES (ONE IS CURRENTLY SET UP AS A GAMES ROOM).

ONE LOOK AT THE PHOTOS AND VIDEO WILL, WE ARE SURE, CONVINCING YOU THAT THIS IS A HOME YOU SIMPLY MUST SEE! CALL US TODAY TO CONFIRM YOUR VIEWING ON 0208 770 1625.

- SEVEN BEDROOMS AND FOUR BATHROOMS
- SPECTACULAR REAR FACING FAMILY KITCHEN/RECEPTION/DINING ROOM
- HOMES OF THIS QUALITY ARE RARE IN THE CURRENT MARKET
- COUNCIL TAX BAND F
- EPC RATING C

