



LEIGH ORCHARD CLOSE, SW16
£550,000 FREEHOLD

**SPACIOUS 1950s END OF TERRACE HOME IN
A QUIET CUL DE SAC, OFFERING AN
EXCELLENT INVESTMENT OPPORTUNITY
CLOSE TO STREATHAM HILL**

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DESCRIPTION:

An end-of-terrace 1950s house tucked away in a peaceful cul-de-sac off Leigham Court Road, conveniently located near Streatham Hill railway station. This spacious property offers a well-sized living room, a bright conservatory, and four bedrooms. The generous garden provides ample space for outdoor activities, while the property itself presents a fantastic opportunity for renovation—perfect for investors or buyers looking to customize their ideal home.

The property is situated within easy reach of local amenities, schools, and excellent transport links, including Streatham Hill station, providing direct connections to Victoria in just 17 minutes. With its potential for improvement and prime location, this property is offered chain-free and represents a great opportunity to secure a family home or a valuable investment.







TOTAL: 1099 sq. ft, 103 m2

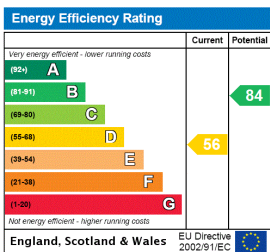
GROUND FLOOR: 503 sq. ft, 47 m2, FIRST FLOOR: 385 sq. ft, 36 m2, SECOND FLOOR: 211 sq. ft, 20 m2
 EXCLUDED AREAS: PATIO: 246 sq. ft, 23 m2, PORCH: 320 sq. ft, 30 m2, GARDEN: 477 sq. ft, 44 m2,
 EAVES STORAGE: 129 sq. ft, 12 m2

All measurements of walls, doors, windows, fittings and appliances, including their size and location, are shown as standard sizes and do not constitute any warranty or representation by the seller, their agent or Winkworth. Any intending purchaser must satisfy himself by inspection or otherwise as to the correctness of the information contained in these plans. This plan is for illustrative purposes only and should be used as such by any prospective purchasers.



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This floorplan is for illustration purposes only and is not to scale. The position and size of doors, windows, appliances and other features are approximate.



Tenure: Freehold

Term: 0 year and 0 months

Service Charge: £0 per annum

Ground Rent: £ 0 Annually (subject to increase)

Council Tax Band:

Where no figures are shown, we have been unable to ascertain the information. All figures that are shown were correct at the time of printing.

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