



LANSDOWNE CLOSE

Wimbledon, SW20



## LANSDOWNE CLOSE

A fantastic five bedroom home spanning 2,250 square feet offering the most incredible views.

   EPC  
5 2 2 D

Local Authority: London Borough of Merton  
Council Tax band: G  
Tenure: Freehold

Guide Price: £1,450,000



## ABOUT THE PROPERTY

Situated on a quiet residential close, this impressive five bedroom home offers generous proportions, contemporary living spaces and excellent natural light throughout, spanning approximately 2,250 sq ft. Arranged over four well planned levels, the property features a striking open plan kitchen and living area on the ground floor, showcasing stunning elevated views and creating an ideal setting for family life and entertaining. Steps lead down to the spacious lower ground floor living room, which opens directly onto a beautifully maintained south facing lawned garden, offering seamless indoor-outdoor flow. The home provides two well appointed bathrooms, including an en suite to the principal bedroom, and offers flexible accommodation suited to family needs. Further benefits include a garage and off street parking, adding practicality and convenience to this superb home in a highly sought after South West London location. We have been informed the property historically suffered from minor subsidence / settling, you should ensure you take independent advice on this.



Approximate Gross Internal Area (Excluding Eaves Storage) = 209.0 sq m / 2250 sq ft  
 Garage = 16.7 sq m / 180 sq ft  
 Total = 225.7 sq m / 2430 sq ft

This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID767266)



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