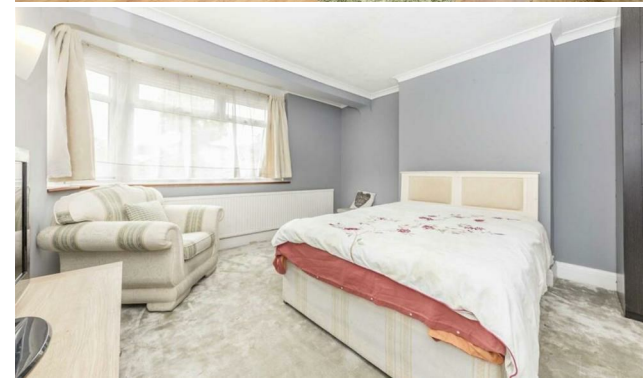




South Lane, New Malden

- Three Bedroom Semi Detached House
- Corner Plot
- Potential To Extend To Side
- Great Transport Links
- Two Bathrooms
- Currently An HMO earning £4,000 PCM
- Fantastic Location
- In Need Of Modernisation

Asking Price £675,000

Tenure: Freehold

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South Lane, New Malden

DESCRIPTION

Occupying a generous corner plot, this attractive 1930s semi-detached home presents an exciting opportunity for buyers looking to create a substantial family residence. While the property would benefit from modernisation throughout, it offers enormous scope to extend and reconfigure, subject to the usual planning permissions. The wide plot lends itself perfectly to a two-storey side extension, while the existing roof space provides clear potential for a loft conversion—ideal for creating an additional reception room and up to two double bedrooms with en suite facilities. This is a rare chance to significantly enhance both the size and value of a well-located home.

Situated on the ever-popular South Lane, the property enjoys a highly convenient setting within easy reach of New Malden High Street, which offers a wide selection of shops, restaurants, and everyday amenities. Excellent transport connections are available nearby, with Worcester Park and New Malden stations providing regular rail services into central London, making the area particularly appealing for commuters.

The location is especially attractive for families, with a number of well-regarded schools in the vicinity, including Malden Parochial CofE Primary School and Coombe Girls' School, among others. There is also an abundance of green open spaces close at hand, perfect for leisure and recreation, including Rose Walk Nature Reserve, Elmbridge Meadows and Green Lane Recreation Ground.

Combining generous proportions, future potential, and a prime residential setting, this property represents an excellent opportunity for those seeking a long-term family home with scope to personalise and expand.





Total area: approx. 129.3 sq. metres (1391.5 sq. feet)

Viewing

Please contact our Hunters Worcester Park Office on 0208 432 2347 if you wish to arrange a viewing appointment for this property or require further information.

94 Central Road, Worcester Park, KT4 8HU

Tel: 0208 432 2347 Email:

worcesterpark@hunters.com <https://www.hunters.com>



Council Tax: F

ENERGY PERFORMANCE CERTIFICATE

The energy efficiency rating is a measure of the overall efficacy of a home. The higher the rating the more energy efficient the home is and the lower the fuel bills will be.

Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Very energy efficient - lower running costs	Current	Current	Potential
(92 plus) A		Very environmentally friendly - lower CO ₂ emissions	
(81-91) B		(92 plus) A	
(69-80) C		(81-91) B	
(55-68) D		(69-80) C	
(39-54) E		(55-68) D	
(21-38) F		(39-54) E	
(1-20) G		(21-38) F	
Not energy efficient - higher running costs		(1-20) G	
England & Wales		England & Wales	
EU Directive 2002/91/EC		EU Directive 2002/91/EC	

These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered

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