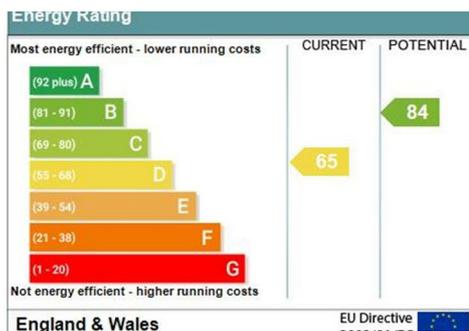


C JAMES & CO - TOOTING

SALES AND LETTINGS SPECIALISTS



55 Totterdown Street, Tooting, SW17 8TB

£700,000

The Totterdown Estate is made up of terraced roads of predominantly Edwardian built period properties and is extremely popular with young families. This particular property is end of terrace, so it is very useful for people who own cycles and motorcycles and is also very convenient for building works.

This family home has been in the same hands since the 1960's and though much loved it now would benefit from being refurbished and updated, although is liveable. The roof has also been recently replaced.

Located very close to Tooting Broadway it is extremely well placed for transport links and also all the amenities this bustling on-trend town has to offer.

London Borough of Wandsworth/Council tax band D/£866.05

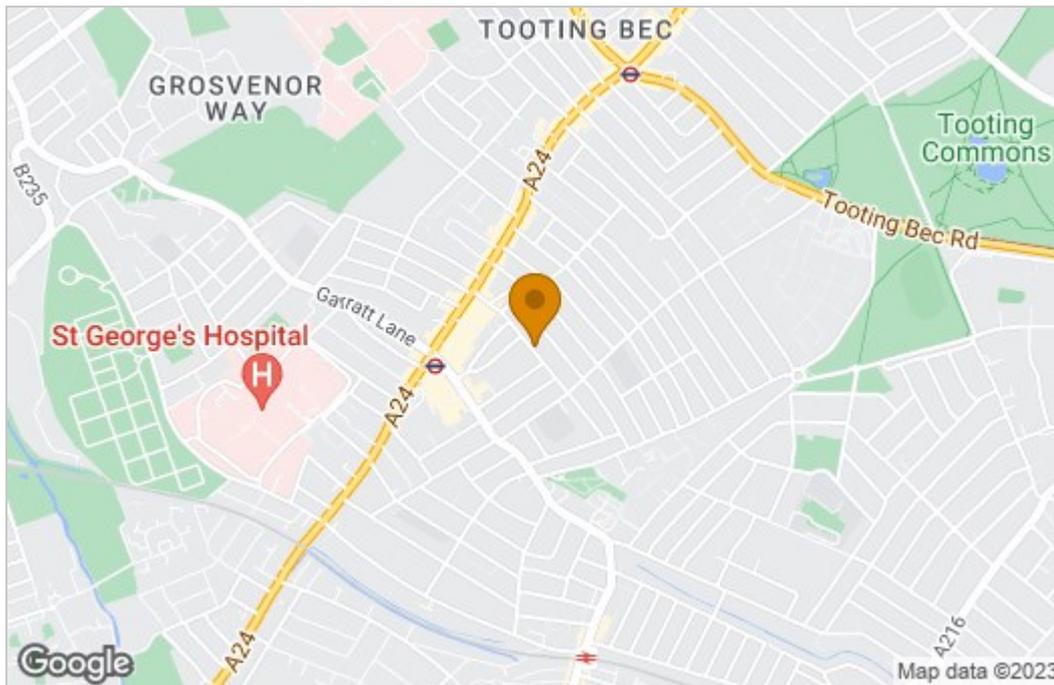
Floor Plan



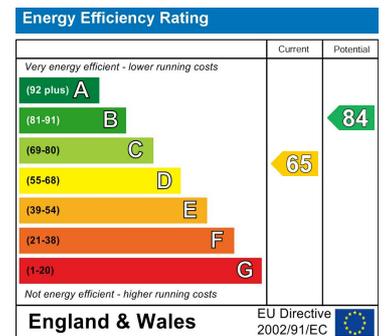
Total area: approx. 74.3 sq. metres (799.6 sq. feet)

Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only. Plan produced using PlanUp.

Area Map



Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.