

95 Grove Road
Mitcham

£625,000
Freehold

We are delighted to offer to the market this stunning four-bedroom terraced family home, beautifully finished throughout and presented to an exceptional turnkey standard.

The ground floor offers an impressive open-plan living and entertaining space, with a spacious through lounge flowing seamlessly into a stylish fully fitted kitchen complete with central island. Bi-folding doors open directly onto the private rear garden, creating a fantastic indoor-outdoor living environment. The ground floor is further complemented by a modern shower room.

The first floor provides three well-proportioned bedrooms and a contemporary family bathroom, while the second floor is dedicated to a superb master bedroom complete with its own en-suite, providing an excellent degree of privacy.

Presented in immaculate turnkey condition, the property further benefits from UPVC double glazing throughout, gas central heating, a private rear garden and off-street parking to the front.





ENTRANCE PORCH
UPVC double glazed window, front door

ENTRANCE HALL
Gas central heating radiator, stairs to first floor, cupboard housing gas meter and fusebox, understairs storage, wood flooring

SHOWER ROOM
Low flush wc, pedestal hand basin, walk in shower with rainfall showerhead, heated towel rail, extractor fan, part tiled

THROUGHLOUNGE
UPVC double glazed bay window, gas central heating radiator, wood flooring : open plan to kitchen

KITCHEN
UPVC double glazed bi-fold doors leading to the garden, range of base/eye level units, centre island with fitted gas hob and extractor hood and storage, fitted oven and microwave, integrated fridge/freezer and dishwasher, butler sink, fitted worktops, cupboard housing boiler, wood flooring.

FIRST FLOOR LANDING
Stairs to second floor, gas central heating radiator, wood flooring

BATHROOM
UPVC double glazed window, heated towel rail, low flush wc, vanity hand basin, enclosed bath with shower, extractor fan, shaving point, fully tiled

MASTER BEDROOM
UPVC double glazed window and skylights, fitted eaves storage cupboards, wood flooring

EN-SUITE
UPVC double glazed window, heated towel rail, low flush wc, vanity hand basin, walk in shower, extractor fan, fully tiled

BEDROOM TWO
UPVC double glazed window, gas central heating radiator, wood flooring

BEDROOM THREE
UPVC double glazed window, gas central heating radiator, wood flooring

BEDROOM FOUR
UPVC double glazed window, gas central heating radiator, wood flooring

GARDEN
Patio area stepping onto artifical grass, rear access gate, storage shed



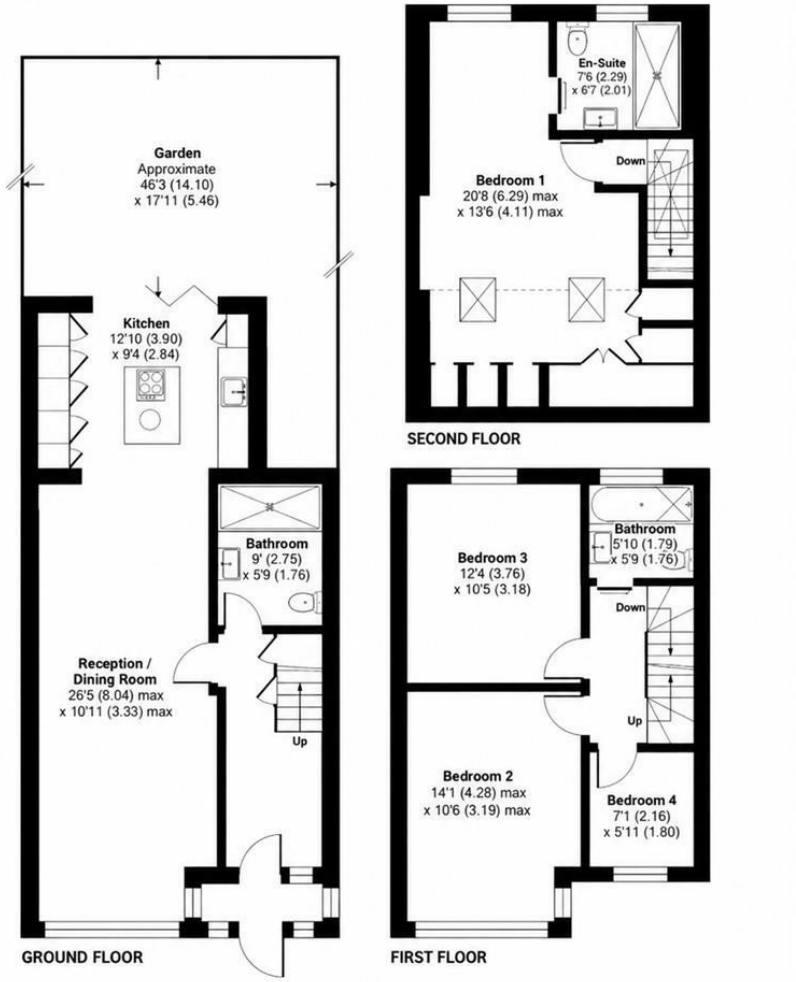


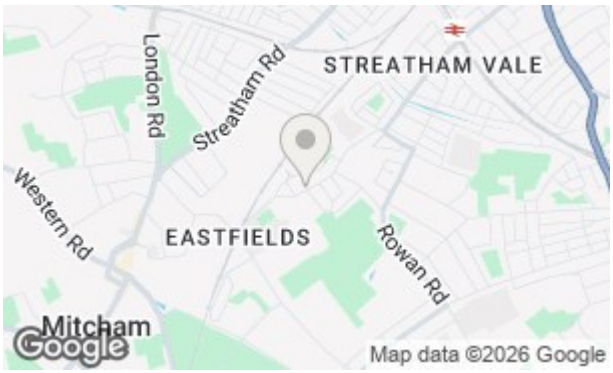


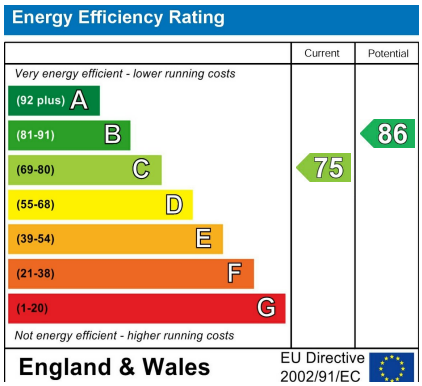


Grove Road, Mitcham, CR4

Approximate Area = 1291 sq ft / 119.9 sq m
Limited Use Area(s) = 115 sq ft / 10.6 sq m
Total = 1406 sq ft / 130.5 sq m
For identification only - Not to scale







Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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