

Cromwells



**Blanchland Road, Morden, SM4 5ND**

**Offers in Excess of £475,000**

This two/three bedroom family home with off road parking and rear garden is situated in a convenient residential location just a ten minute walk from Morden Town Centre. Local amenities include a variety of shops, restaurants, open spaces, other leisure facilities and transport links. Both Morden South mainline railway station and Morden Underground Station are close by. Local schools include Abbotsbury Primary, Morden Primary, Perseid Lower School, Harris Academy and Merton College.  
No Onward Chain. EPC rating D.

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### **Accommodation**

An entrance hall leads to the open plan living room/dining room with double doors out to the rear garden, and to the kitchen, also with a door out to the garden.

The upstairs landing leads to three bedrooms together with the family bathroom.

### **Outside**

There is a driveway to the front of the property for off road parking. The rear garden is mainly laid to lawn, has a paved patio area and a garden shed.





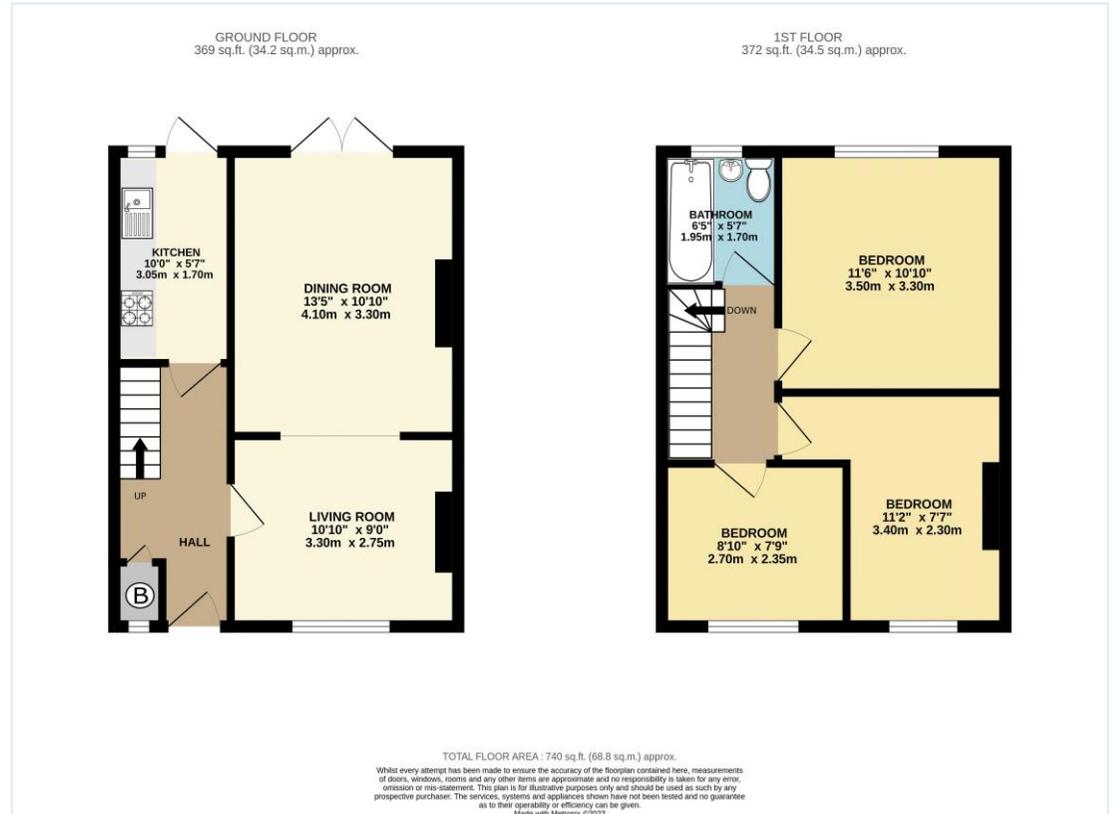
Council Tax - C  
Tenure - Freehold

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Disclaimer

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Score	Energy rating	Current	Potential
92+	A		
81-91	B		
69-80	C		78 C
55-68	D	56 D	
39-54	E		
21-38	F		
1-20	G		

