

Truuli



Woodgate Drive, London, SW16

£330,000 Leasehold

- Designated parking space
- Top floor apartment with loft storage
- Walking distance to Streatham Common station
- Close to a plethora of local transport and amenities
- Close proximity to Streatham Common & The Rockery
- No onward chain

2, Lansdowne Road, Croydon, Croydon, CR9 2ER

Tel: 0330 043 0002

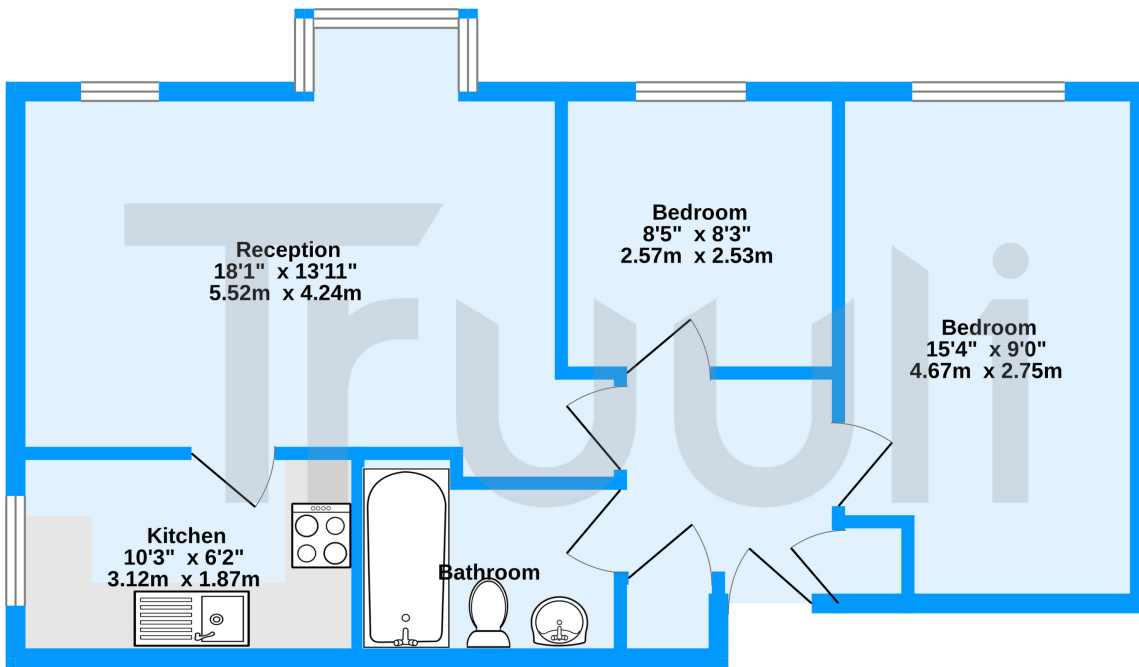
Email: save@truuli.co.uk Web: www.truuli.co.uk

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*** Vendors Comments *** "I purchased this property in 1997, and because it was off-plan, I was able to choose my preferred flooring and aspect. I, therefore, chose what I considered the best location in the block, i.e., farthest away from the train tracks and facing the incoming Woodgate Drive. I deliberately chose the top floor because this benefits from the very ample loft space, which I have utilised for storage and was hopeful of a future loft conversion...."

Second Floor
560 sq.ft. (52.1 sq.m.) approx.



WOODGATE DRIVE, STREATHAM, SW16

TOTAL FLOOR AREA : 560 sq.ft. (52.1 sq.m.) approx.
Measurements are approximate. Not to scale. Illustrative purposes only
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Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92-100)	A		
(81-91)	B		
(69-80)	C	75	78
(55-68)	D		
(39-54)	E		
(21-38)	F		
(1-20)	G		
Not energy efficient - higher running costs			
England, Scotland & Wales		EU Directive 2002/91/EC	

