



2 Bedrooms | 1 Bathrooms | 1 Reception Rooms

Rossignol Gardens | Carshalton | SM5 2EE

Guide price £290,000

LOFT

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- First floor 2 bedroom maisonette
- Private loft space included
- Additional outbuilding for further storage
- Allocated parking space
- Share of freehold
- Close to excellent transport links, amenities & schooling



Rossignol Gardens, SM5
Approximate Gross Internal Area
67.7 sq m / 728 sq ft



This plan is for layout guidance only. Not drawn to scale unless stated. Windows and door openings are approximate. Whilst every care is taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. (ID1221630)



Ground Floor

Entrance

First Floor

Hallway

Reception Room
19'6" x 13'6" (5.94m x 4.11m)

Kitchen
8'9" x 7'3" (2.67m x 2.21m)

Bedroom 1
13'2" x 9'5" (4.01m x 2.87m)

Bedroom 2
10'8" x 9'3" (3.25m x 2.82m)

Bathroom

Loft Space

Outside

Allocated Parking

Communal Gardens

Storage Shed

EPC Rating: D

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