



6 Spencer Road

Mitcham Junction Mitcham, CR4 4JP

Guide price £375,000



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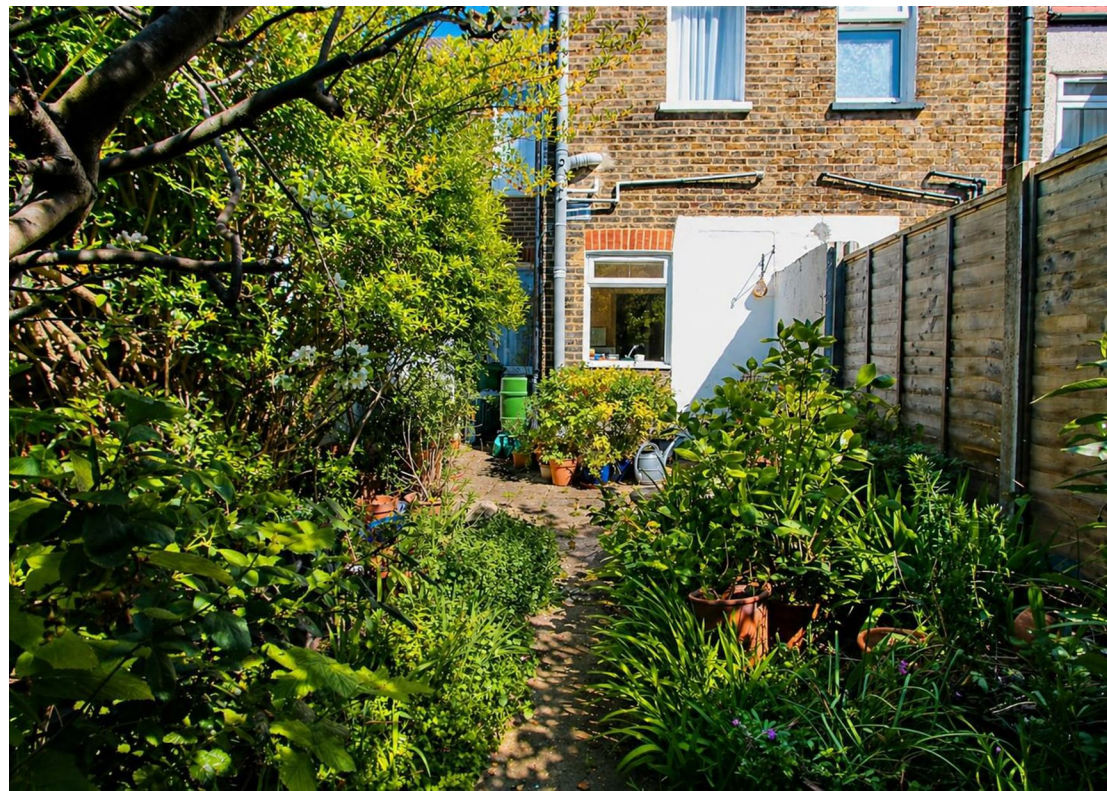
Nestled on Spencer Road in the charming area of Mitcham Junction, this delightful mid-terrace house presents an excellent opportunity for those looking to create their dream home. Spanning 656 square feet, the property features two well-proportioned reception rooms, perfect for entertaining or relaxing with family. The two spacious bedrooms offer ample room for rest and rejuvenation, while the upstairs bathroom adds convenience to daily living.

This home is ideally situated close to local shops, good schools, and various transport links, making it a perfect choice for commuters. The nearby Hackbridge mainline train station provides easy access to central London, while numerous bus routes serve the surrounding areas, including Tooting, Sutton, Morden, Wallington, and Carshalton.

For those who appreciate the outdoors, Beddington Park is just a stone's throw away, offering a lovely green space to unwind and enjoy nature. Additionally, a variety of local shops, supermarkets, cafes, and restaurants are all within easy walking distance, ensuring that all your daily needs are met.

The property also boasts a pretty cottage-style garden, providing a charming outdoor space to relax or entertain. With the potential to modernise and personalise, this two-bedroom terraced home is a fantastic opportunity for first-time buyers or





those looking to invest in a vibrant community. Don't miss your chance to make this lovely house your own.

Accommodation

Entrance Hall
Living Room
Fitted carpets, window to front aspect
Dining Room
Gas fire, fitted carpet, window to rear aspect

Kitchen
Range of fitted kitchen units and drawers, laminate worktop, inset stainless steel sink with chrome mixer tap, space for fridge freezer, cooker and washing machine, under stairs storage cupboard, door leading out to garden, window to rear aspect.

Stairs to 1st floor landing
Fitted storage cupboard, loft access, fitted carpet.

Bedroom One
Windows to front aspect, fitted carpet

Bedroom Two
Window to rear aspect, fitted carpet

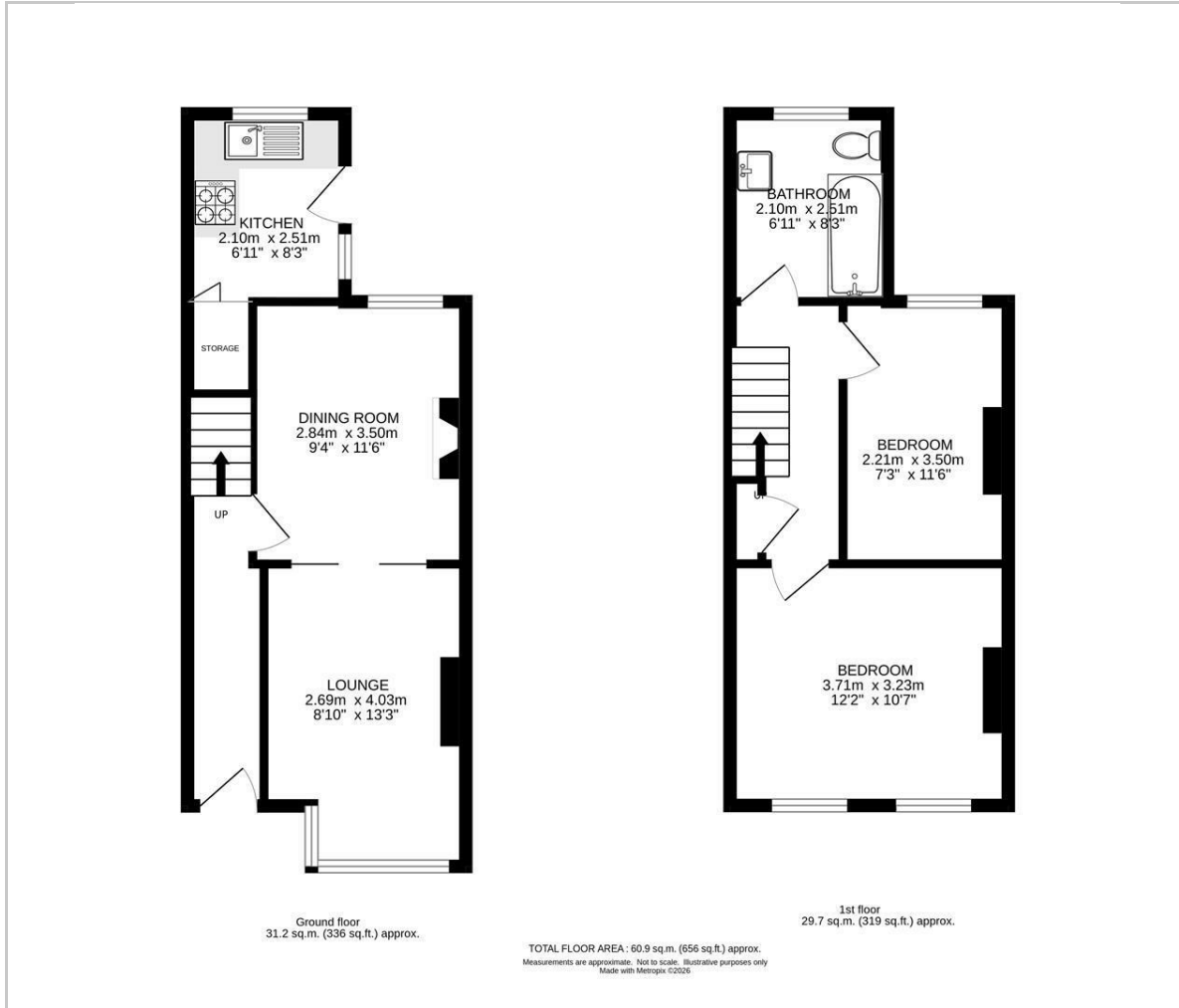
Bathroom
Three-piece suite comprising panel enclosed bath with chrome taps, WC, pedestal wash hand basin with chrome taps, part tiled walls, fitted carpet, window to rear aspect, wall mounted 'Dimplex' electric heater.

Rear Garden
Cottage style garden with patio area, shrubs and flowers, pond, shed, gate for rear access.

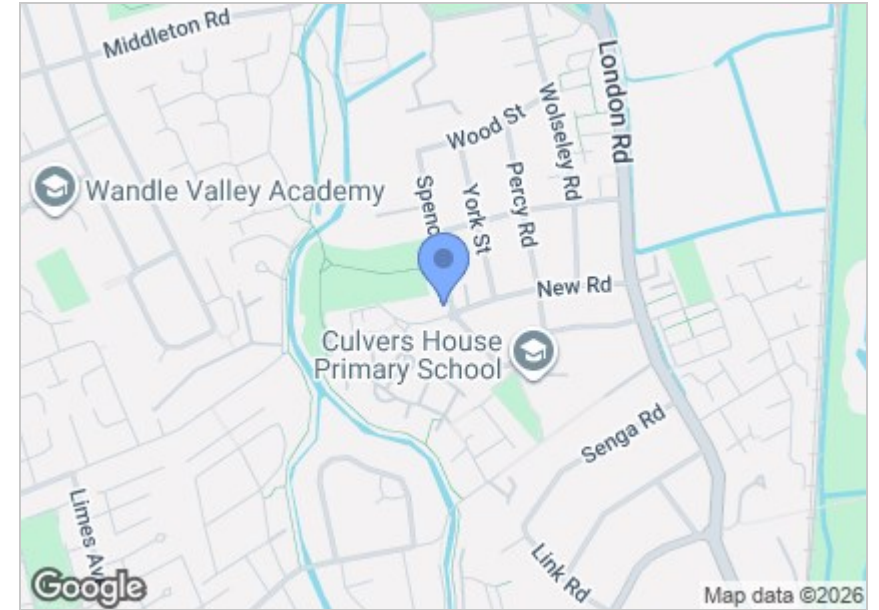
BUYER'S INFORMATION

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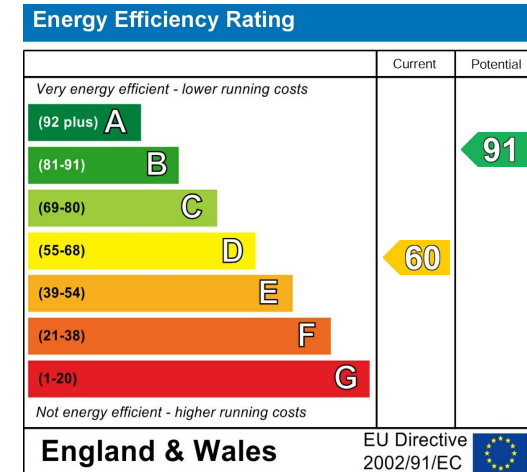
Floor Plan



Area Map



Energy Efficiency Graph



Viewing

Please contact our Cromwells Office on 0208 647 4422 if you wish to arrange a viewing appointment for this property or require further information.

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