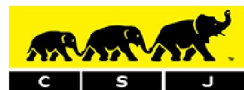




**11 SEARLE COURT, APPLETON SQUARE,  
MITCHAM, LONDON, CR4 3SF**

***£285,000 Leasehold***



**CHRISTOPHER ST. JAMES**  
Established 1976

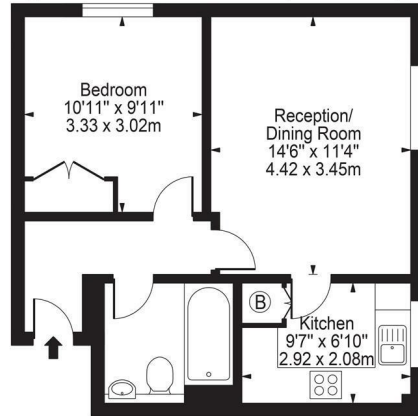
Residential / Commercial / Land & Development

**020 8296 1270**

**[www.csj.eu.com](http://www.csj.eu.com)**

**[info@csj.eu.com](mailto:info@csj.eu.com)**

Searle Court,  
Appleton Square, CR4 3SF  
Approx. Gross Internal Area 455 Sq Ft - 42.27 Sq M



For Illustration Purposes Only - Not To Scale - Floor Plan by interDesign Photography  
www.interdesignphotography.com  
This floor plan should be used as general outline for guidance only.  
All measurements are approximate and for illustration purposes only as defined by the RICS Code of Measuring Practice 62016.

## Description

Third floor flat with allocated parking, comprises 1 double bedroom, living room, kitchen and family bathroom.

## Location

Appleton Square is a very quiet and peaceful residential development and is about 15 minutes walk away from the Colliers Wood Underground Station  
Selection of Shops and Restaurants are all very near

## Important Info

Council Tax: Merton Band B  
93 years lease

## Viewings

The property is currently tenanted and viewings will need to be arranged with 24 hours notice by contacting CSJ 020 8296 1270



## THE SMALL PRINT

Christopher St James, our clients and any joint agents give notice that:

- 1) They have no authority to make or give any representations or warranties in relation to the property. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact.
- 2) Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building, regulation or other consents and Christopher St James have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.

**Christopher St James**  
61 High Street Colliers  
London  
SW19 2JF



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