WINSTON CLOSE

APPROXIMATE GROSS INTERNAL FLOOR AREA : 1989 SQ FT - 184.80 SQ M



FOR ILLUSTRATION PURPOSES ONLY

THIS FLOOR PLAN SHOULD BE USED AS A GENERAL OUTLINE FOR GUIDANCE ONLY AND DOES NOT CONSTITUTE IN WHOLE OR IN PART AN OFFER OR CONTRACT.
ANY INTENDING PURCHASER OR LESSEE SHOULD SATISFY THEMSELVES BY INSPECTION, SEARCHES, ENQUIRIES AND FULL SURVEY AS TO THE CORRECTNESS OF EACH STATEMENT.
ANY AREAS, MEASUREMENTS OR DISTANCES QUOTED ARE APPROXIMATE AND SHOULD NOT BE USED TO VALUE A PROPERTY OR BE THE BASIS OF ANY SALE OR LET.

Drawn in accordance with RICS guidelines this plan is for guidance only and does not constitute in whole or part an offer or contract. It is not to scale (unless stated) and windows/door openings are approximate. Whilst every care has been taken in the preparation of this plan, please check all dimensions, shapes and compass bearings before making any decisions reliant upon them. Areas, measurements/distances are approximate and should not be used to value a property or be the base of any sale/let. Any intending purchaser or lessee should satisfy themselves through inspection, searches, enquiries and full survey as to the correctness of each statement.

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Haynt Walk, Raynes Park, SW20 9NX

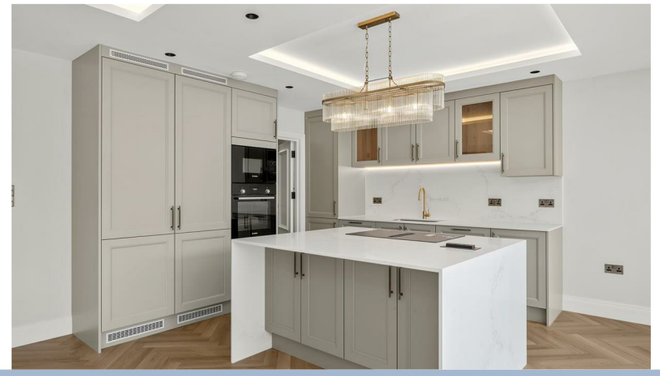
TO RENT £5,500 Per Month



for rent

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THE LOCATION

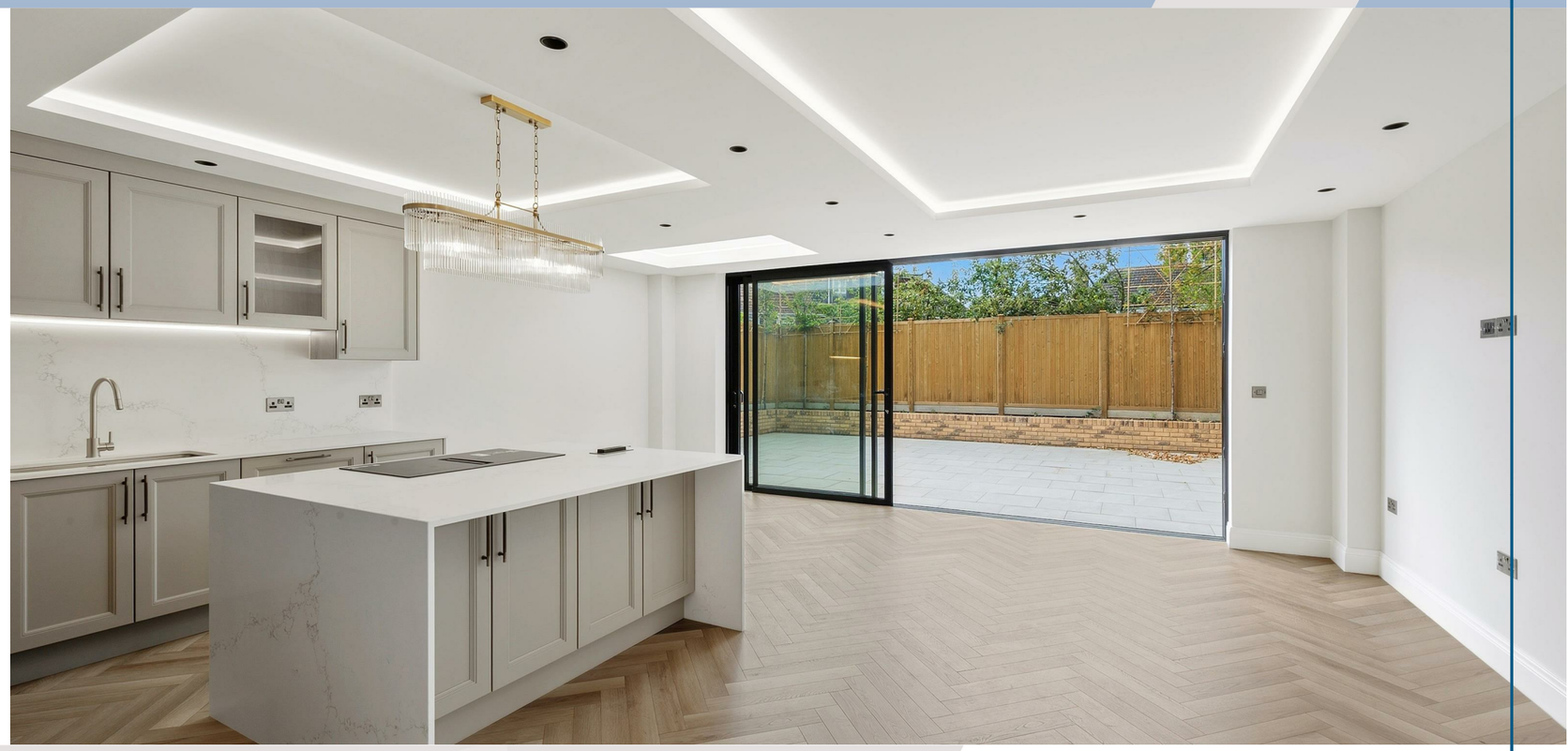
Haynt Walk is a quiet residential street situated in the highly desirable area of Raynes Park, in the London Borough of Merton. The location offers an excellent balance of suburban tranquillity and convenient access to Central London, making it popular with families and professionals alike.

The property benefits from proximity to Raynes Park railway station, providing regular services to London Waterloo in approximately 20 minutes. The nearby A3 offers convenient road links to Central London, the M25, and the wider South East. Residents enjoy easy access to a wide range of local amenities, including supermarkets, cafés, restaurants, and independent retailers in Raynes Park town centre. The larger shopping and leisure facilities of Wimbledon and Kingston upon Thames are also within easy reach.

4

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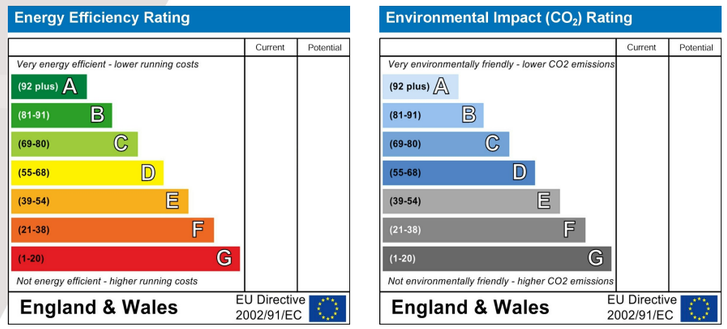


THE PROPERTY

A beautifully crafted and impeccably designed newly built freehold residence, offering stylish modern living with the benefit of off-street parking. This exceptional home features four generously proportioned bedrooms, three luxurious bathrooms, including two en-suites, and two spacious reception rooms ideal for both entertaining and family living.

Three of the bedrooms benefit from bespoke fitted wardrobes, while thoughtfully designed storage solutions are integrated throughout the property, complemented by a practical utility room. Finished to an outstanding specification, the home boasts underfloor heating on every level, an energy-efficient air source heat pump, and a high-performance hot water system, delivering excellent comfort and reduced running costs.

At the heart of the home is a stunning bespoke German kitchen, fully equipped with a premium range of high-quality German appliances, combining sophisticated design with exceptional functionality.



Please note on behalf of Fuller Gilbert & Co and the owner of this property, that these particulars do not constitute an offer or contract. Fuller Gilbert & Co has not undertaken any tests on any of the equipment, systems or fittings described in these particulars and no warranties can be given. Please also note that wiring, plumbing and drains have not been checked. Our client has advised us of the tenure of the property. The length of lease and service charge have been provided by a Third Party. Any intending purchaser must obtain confirmation of these facts from their solicitor.