



**50, LOXLEY ROAD,
LONDON, GREATER
LONDON, SW18 3LN**



VALUATION DATE
**01 September
2018**



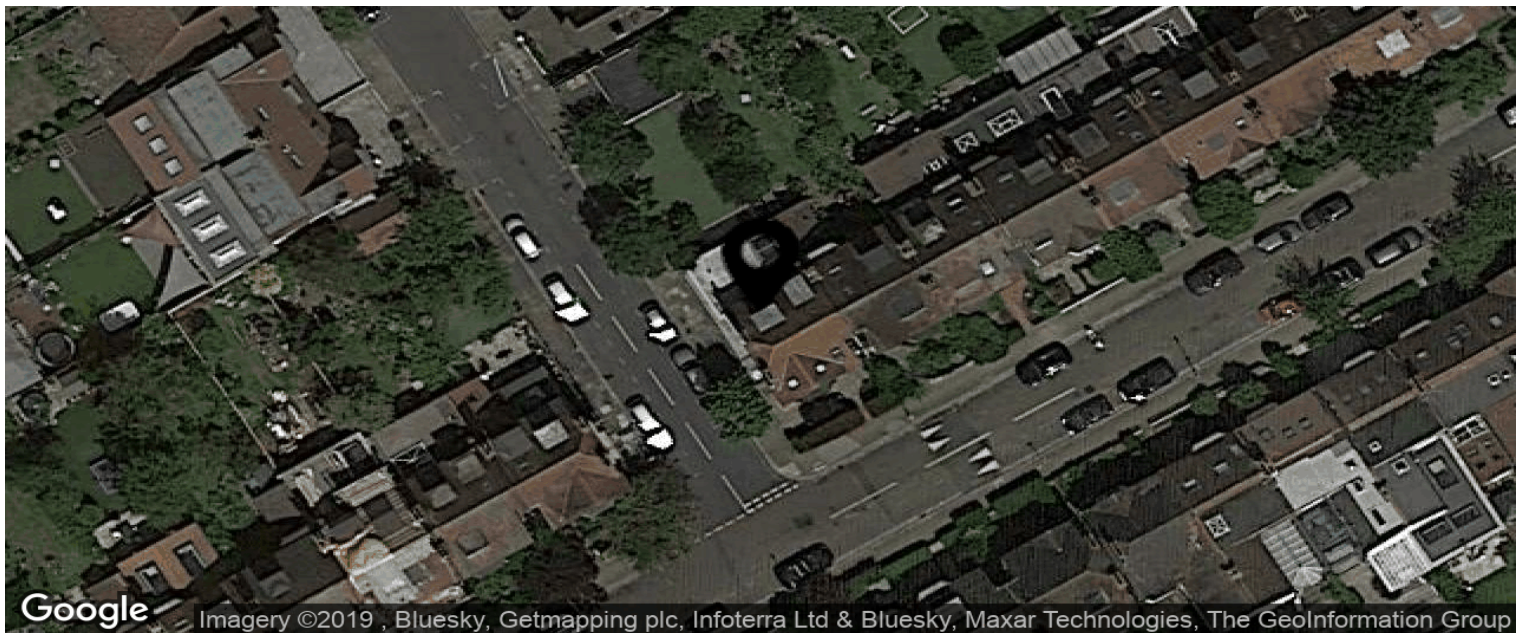
BEDROOMS
2



BATHROOMS
1



RECEPTIONS
1



LOCATION

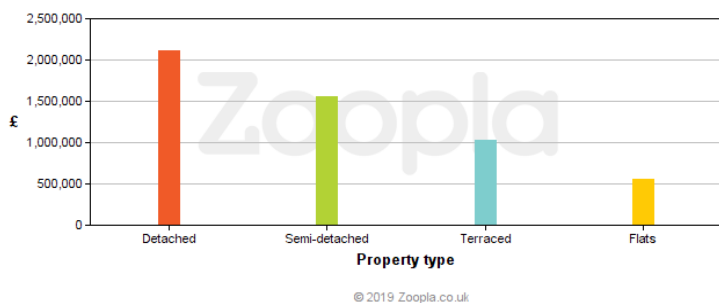
The property is situated on a popular residential street between the junctions of Ellerton Road and Lyford Road in an area locally known as the Magdalen Estate. Loxley Road is situated close to the green open spaces of Wandsworth Common and the excellent local shops on both Bellevue and Northcote Roads. There area is renowned for its wide choice of schools and transport connections are from either Earlsfield or Wandsworth Common mainline stations.

OVERVIEW

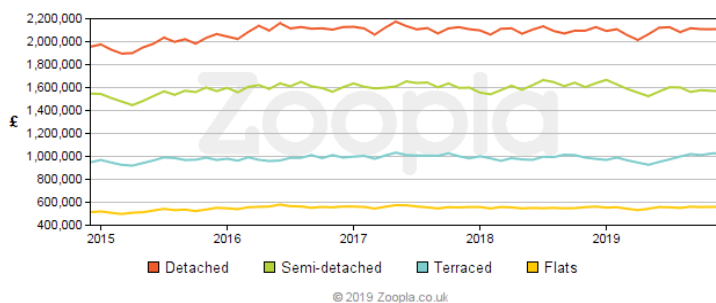
Thank you for inviting us to your property to give you a valuation. This is your full market appraisal report. In this report we have outlined some of the factors that affect the proposed marketing price we feel is achievable for the type of property you have. Please have a look through the report by scrolling down the page and if you are happy and would like to proceed with us please click the proceed button at the bottom of the page.

LOCAL PRICE TRENDS

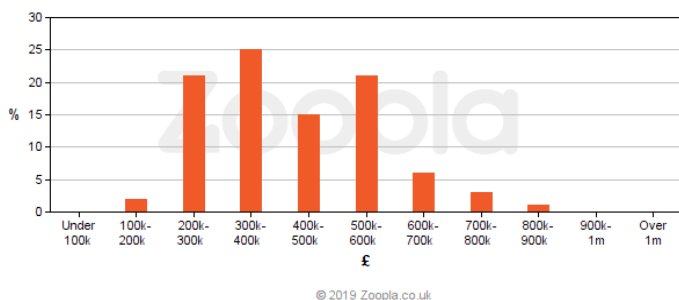
Average values in SW18 (Dec 2019)



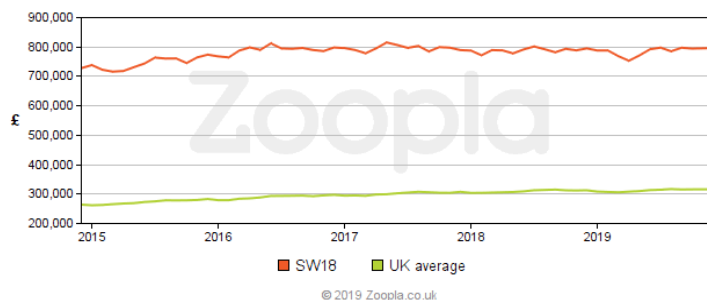
Value trends in SW18



Value ranges in SW18 (Dec 2019)



Average home values



MARKETING PRICE

Lower Price
£ 500,000

Marketing Price
£ 550,000

Higher Price
£ 600,000

Marketing Plan

We are a skilled and experienced team of property professionals that consistently challenge the traditional concept of an 'estate agent'. We take a pro-active approach when it comes to selling your property and utilise social media marketing, various websites and produce high quality property brochures.

We guarantee you an award-winning service based on our extensive experience of the property industry, our attention to detail and our ability to provide you with outstanding customer service. All this gives you peace of mind that your home is in the best hands.

NEXT STEPS

Fee Quote: 2% including VAT

Length Of Agreement: 3 months



Phone
01992 766 637



Email
info@iceberg-digital.co.uk

If you would like Iceberg Estates OLD to market your property simply give us a call to make the necessary arrangements.



Market Appraisal



Digital PDF



www.carterblack.com