

93 Kneller Road, Whitton, TW2 7DN



Asking Price £435,000 Leasehold



A SUPERBLY APPOINTED, LARGER THAN AVERAGE, EXTENDED, TWO BEDROOM GROUND FLOOR MAISONETTE WHICH HAS BEEN REFURBISHED AND REDECORATED IN RECENT YEARS AND BENEFITS FROM A SPACIOUS LIVING ROOM, SECLUDED PRIVATE REAR GARDEN IN A POPULAR LOCATION LESS THAN 1/2 MILE FROM THE STATION OFFERED FOR SALE WITH NO ONWARD CHAIN.

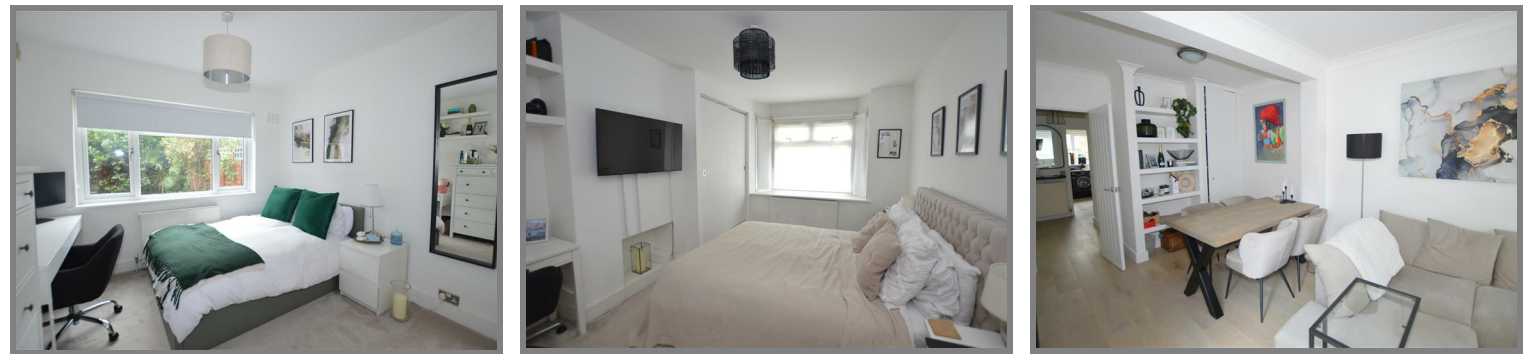
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FOR SALE:

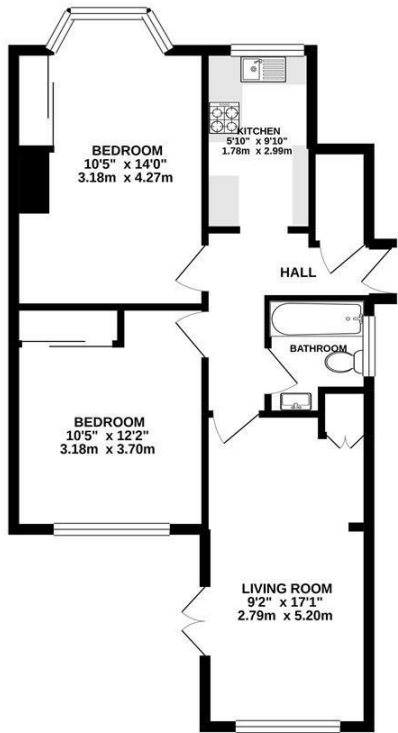
This delightful ground floor maisonette is presented in excellent decorative condition and features a stylish kitchen and lovely bathroom suite. The accommodation has previously been extended and now features a spacious living room which is approx 17ft in depth which has direct access to the South facing private rear garden which benefits from a patio, lawned area and plenty of seclusion and privacy. There are two good size double bedrooms both with fitted wardrobes. Outside there is the added advantage of a private front garden. A viewing is highly recommended to appreciate the space, style and condition of this larger than average maisonette which is presented for sale in excellent decorative condition.

LOCATION:

Ideally situated in this quiet location within 1/2 mile of Whitton High Street with its busy shops, cafes and railway station. Both Twickenham and Richmond with their comprehensive shopping, leisure and transport facilities are also close to hand.



GROUND FLOOR
594 sq.ft. (55.2 sq.m.) approx.



TOTAL FLOOR AREA : 594 sq.ft. (55.2 sq.m.) approx.
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such for any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating			Environmental Impact (CO ₂) Rating		
	Current	Potential		Current	Potential
Very energy efficient - lower running costs			Very environmentally friendly - lower CO ₂ emissions		
(92 plus) A			(92 plus) A		
(81-91) B			(81-91) B		
(69-80) C			(69-80) C		
(55-68) D			(55-68) D		
(39-54) E			(39-54) E		
(21-38) F			(21-38) F		
(1-20) G			(1-20) G		
Not energy efficient - higher running costs			Not environmentally friendly - higher CO ₂ emissions		
England & Wales	EU Directive 2002/91/EC		England & Wales	EU Directive 2002/91/EC	

It is our aim to provide particulars that are both accurate and reliable but they are not guaranteed and would not form part of any offer or contract. Please contact us if you require clarification and we would be happy to assist. Please also note that the appliances and heating system have not been tested and therefore, no warranties can be given as to their condition.