# SWIFT PLACE

APPROXIMATE GROSS INTERNAL FLOOR AREA :
2845 SQ FT- 264.30 SQ M




Fuller Gilbert
& Company Established 2001

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**Coombe Lane West, Kingston Upon Thames, KT2 7DE**

**Guide Price £1,995,000 Freehold**




95 High Street Wimbledon SW19
020 8016 9700
wvsales@fullergilbert.co.uk

Fuller Gilbert & Company Est. 2001

38 - 40 Gloucester Road SW7
020 7581 0154
sksales@fullergilbert.co.uk

www.fullergilbert.co.uk


for sale

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## THE LOCATION

Swift Place is located off Coombe Lane West, offering access to Norbiton and Raynes Park Mainline stations and the A3. There are two golf clubs in Coombe Hill and Richmond Park is nearby. There are three excellent private schools in Coombe Hill as well as being close to Coombe Hill Juniors on Coombe Lane West, an Ofsted outstanding highly sought after state school.



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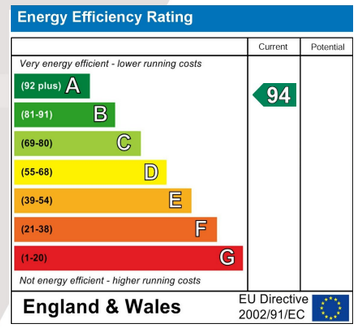
## THE PROPERTY

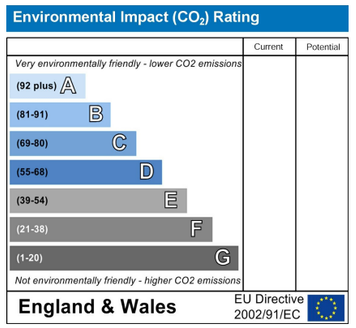
This is a 5 bedroom house at Swift Place, a very attractively designed new development, by the renowned developer Lifestyle Projects. The houses are finished to an exceptional standard throughout, offering a balance of contemporary design and timeless elegance in a premier Kingston location, forming part of a gated development backing onto Malden Golf Course.

This impressive home extends to generous proportions, with thoughtfully arranged accommodation ideally suited to both family living and entertaining. The ground floor is centred around a series of light-filled reception spaces, seamlessly connected to create a natural flow. A striking, fully appointed kitchen forms the heart of the home, complemented by elegant living and dining areas opening onto the landscaped garden beyond.

Upstairs, the principal suite provides a tranquil retreat, complete with a luxurious en-suite bathroom and bespoke storage. Four further well-proportioned bedrooms are arranged over the upper floors, accompanied by beautifully finished bathrooms, offering flexibility for family life, guests or home working.

The specification throughout reflects a meticulous attention to detail, with high-quality materials, air source heat pump, solar panels, contemporary finishes and modern efficiencies carefully integrated to enhance everyday living. Externally, the property benefits from a private garden designed for both relaxation and entertaining, together with secure off-street parking.

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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.