

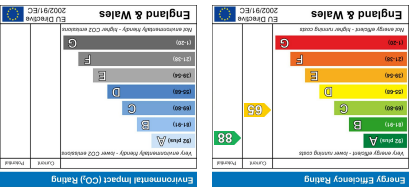


Murray Road
Richmond TW10 7QF

Approximate Gross Internal Area 1053 sq ft - 98 sq m
(Excluding Outbuilding)
Ground Floor Area 474 sq ft - 44 sq m
First Floor Area 579 sq ft - 54 sq m
Outbuilding Area 72 sq ft - 7 sq m



Floor plan produced in accordance with RICS Property Measurement 2nd Edition. Although Pink Plan Ltd ensures the highest level of accuracy, measurements of doors, windows and rooms are approximate and no responsibility is taken for error, omission or misstatement. These plans are for representation purposes only and no guarantee is given on the total square footage of the property within this plan. The figure icon is for initial guidance only and should not be relied on as a basis of valuation.



Client Money Protection: We are members of the Propertymark Client Money Protection (CMP) Scheme. Our Client Money Protection certificate is available upon request, or it can be found on our website.

Redress: We hold independent redress with Property Redress

www.gibsonlane.co.uk

Kingston Office
323 Richmond Road
Ham
Surrey
KT2 5QU
Tel: 020 8247 9444

Ham Office
323 Richmond Road
Kingston upon Thames
Surrey
KT2 5QU
T: 020 8247 9444



www.gibsonlane.co.uk

Important Information
All appliances listed in these details are only 'as seen' and have not been tested by Gibson Lane, nor have we sought certification of warranty or service, unless otherwise stated. Measurements, areas and distances are approximate. Floor plans and photographs are for guidance purposes only and must not be relied upon for any purpose. These details are offered on the understanding that all negotiations are made through this company. Neither these particulars, nor verbal representations, form part of any offer or contract, and their accuracy cannot be guaranteed.





£735,000

- Four bedroom terraced house
- Ham Lands and river nearby
- Impressive accommodation of 1,053 sqft
- Potential to extend (STPP)
- Well proportioned lounge/dining room
- Attractive 59ft rear garden
- Easy access to Ham Common and Richmond Park
- Well positioned for excellent local schools
- EPC rating D
- Council tax band E

Tenure: Freehold
Local Authority: Richmond upon Thames

* All material Information relating to this property, has been supplied in good faith, for further information please contact our offices.

Description

Situated on the popular Murray Road in Ham, this four bedroom terraced house offers a well-proportioned layout with real scope to make it your own. The property features a bright reception room providing a welcoming space for both relaxation and entertaining, along with four bedrooms and a bathroom.

Outside, the property benefits from an attractive 59ft rear garden, offering a lovely outdoor space to relax or entertain.

There is significant potential to extend into the loft and on the ground floor (STPP), offering an excellent opportunity to create further living space to suit your needs.

Ham is renowned for its vibrant community and excellent schools, making this home an ideal choice for those seeking a blend of suburban charm and urban convenience. With its attractive features and potential for growth, this terraced house on Murray Road is a wonderful opportunity not to be missed.

Situation

Murray Road is superbly located close to Ham Lands and the River Thames, offering residents the benefit of scenic riverside walks on the doorstep. The property is also within easy reach of Ham Common and Richmond Park, and is ideally positioned between Richmond and Kingston town centres with their extensive range of shops, restaurants and overland & underground stations providing services to Waterloo and the City. The local shops of Ham Parade are close by, and the standard of schooling in the immediate area is excellent within both the private and state sector.

