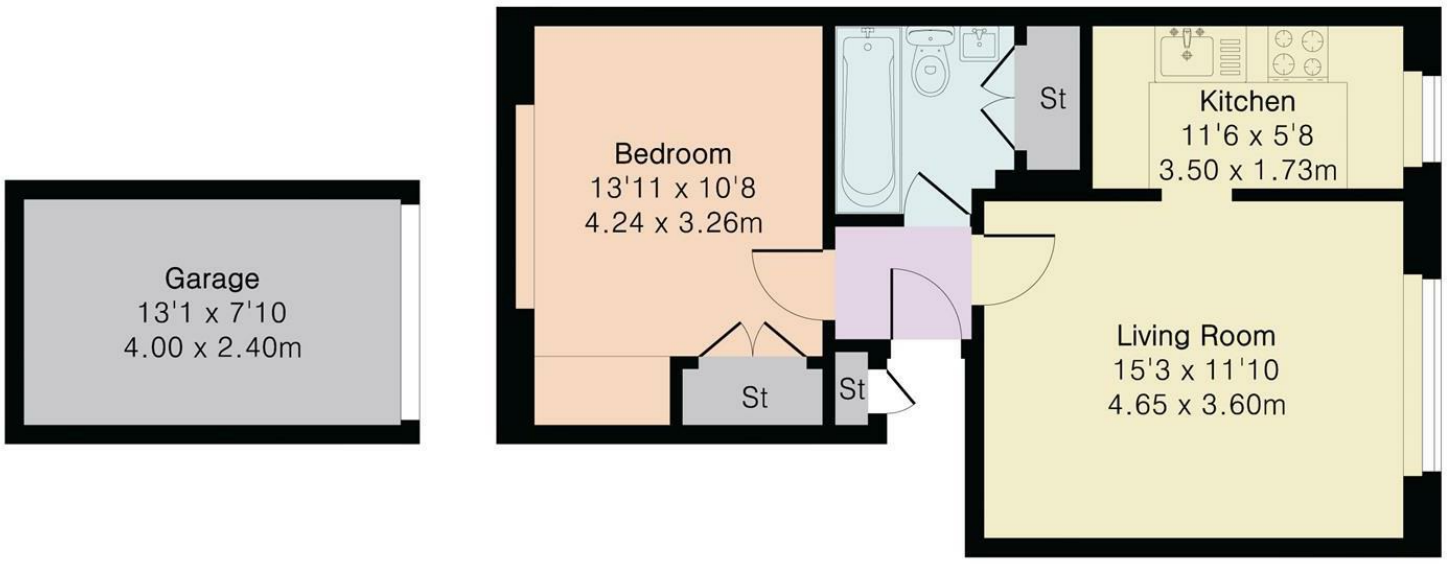


187 Ashburnham Road

Richmond TW10 7PW

Approximate Gross Internal Area 590 sq ft - 55 sq m (Including Garage)
Approximate Gross Internal Area 487 sq ft - 45 sq m (Excluding Garage)
Garage Area 103 sq ft – 10 sq m



Garage

First Floor

gibson lane

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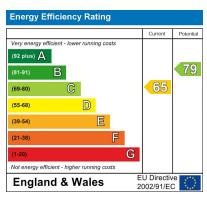
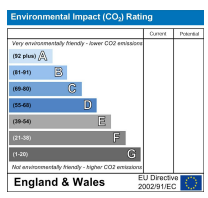
Client Money Protection: We are members of the Propertymark Client Money Protection (CMP) Scheme. Our Client Money Protection certificate is available upon request, or it can be found on our website.

Redress: We hold independent redress with Property Redress





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.

The Property Ombudsman
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Guide Price £295,000

- Spacious One Bedroom First Floor Flat
- Close to Ham Lands and Teddington Lock
- Good Transport Links
- Comes With Garage
- Service Charge £125 Per Month
- Share of Freehold
- 173 Years Remain on Lease
- Council Tax Band - C
- EPC Rating D

* Tenure: Leasehold - Share of Freehold

* Local Authority: Richmond

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

Summary

Located on the desirable Ashburnham Road in Ham, this spacious one-bedroom flat situated on the first floor of a well-maintained building dating back to the 1960s, this property combines classic charm with modern convenience.

The flat features a generous reception room, perfect for relaxing or entertaining guests, a well proportioned bedroom, a modern bathroom and fully fitted kitchen.

One of the standout features of this property is its proximity to the picturesque Ham Lands and Teddington Lock, ideal for those who enjoy outdoor activities and scenic walks. Additionally, the flat benefits from excellent transport links, making travelling to surrounding areas both easy and efficient.

For added convenience, this property comes with a garage, providing secure parking and extra storage space. Whether you are a first-time buyer or looking to downsize, this flat presents an excellent opportunity to enjoy a peaceful lifestyle in a vibrant community. Don't miss the chance to make this charming flat your new home.



Location

Ashburnham Road is a popular residential road ideally situated between Richmond and Kingston town centres. The open spaces of Ham Lands are close by and the River Thames and Richmond Park are within easy reach. The standard of schooling in the immediate area is excellent within both the private and state sectors, these include St Richards, Meadlands, The German School, Grey Court, The Russell School and Tiffin Girls school. The house is also well positioned for day nurseries, local shops and bus routes.



